

BOOK 711 PAGE 238

FILED GREENVILLE CO. S. C.

FEB 26 11 49 AM 1963

OLLIE FAIRBANKS WORTH R. M. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that I, M. W. Fore

in consideration of Six Hundred & NO/100 (\$600.00) ----- Dollars,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto D. R. Rogers, his heirs and assigns forever:

ALL that piece, parcel or lot of land in Greenville County, State of South Carolina, situated just below the town of Piedmont, South Carolina, being known and designated as Lots Nos. 86, 87 and 91, of a subdivision known as Monticello Estates, as shown by a plat thereof, by Woodward Engineering Company, dated March 1956, and recorded in the R. M. C. Office for Greenville County, in Plat Book EE, at Page 169, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on Jefferson Drive, joint corners of Lots 87 and 88 and running thence along the line of lots 87, 88, 90 and 91, N. 19-00 E. 257.7 feet to iron pin on North Monticello Road; thence running with North Monticello Road, S. 70-20 E. 249.4 feet more or less to iron pin; thence running S. 57-27 E. 59.8 feet to iron pin; thence running S. 0-25 E. 43.2 feet to iron pin on Jefferson Drive; thence running with Jefferson Drive, S. 73-45 W. 347.13 feet more or less to iron pin; thence running, N. 71-00 W. 40.3 feet more or less to iron pin point of beginning.

NO residence to cost less than Five Thousand (\$ 5,000.00) Dollars shall be erected on any lot; no residence shall be erected on lots nearer than forty (40) feet to the front line; no outside toilets permitted and sewage to be disposed of by approved septic tanks.

THIS conveyance is subject to all easements and rights of way of record.

GRANTEE to pay 1963 taxes.



together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining; to have and to hold all and singular the premises before mentioned unto the grantee(s), and the grantee(s)'s heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(s)'s heirs or successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee(s)'s heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 14 day of February 19 63.

SIGNED, sealed and delivered in the presence of:

Carlene Watson
Johnny Ware

M. W. Fore (SEAL)

_____ (SEAL)

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) sign, seal and deliver the grantor(s)'s act and deed deliver the within written deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

Subscribed to before me this 14 day of February 19 63

Carlene Watson (SEAL)
Notary Public for South Carolina.

Johnny Ware

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named grantor(s) respectively, did this day appear before me, and each, upon being privately and separately examined by me, did declare that she does freely, voluntarily, and without any compulsion, dread or fear of any person whomsoever, renounce, release and forever relinquish unto the grantee(s) and the grantee(s)'s heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released.

Given under my hand and seal this 14 day of February 19 63
Carlene Watson (SEAL)
Notary Public for South Carolina.

Dubney C. Jones

RECORDED this 26th day of February 19 63, at 11:49 A. M., No. 21678

25-617.3-2-1, 2 & 3