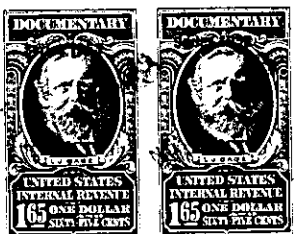




GREENVILLE, S.C.
NOV 4 2 12 PM 1963
CLERK OF COURT
R.M.C.



BOOK 735 PAGE 251



STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that we, Hugh B. Marlar and Ruth Ann Marlar

in consideration of Three Thousand Four Hundred Fifty and no/100 (\$3,450.00)----- 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
Dorothy V. Henderson, her heirs and assigns forever.

All that certain piece, parcel or tract of land lying and being on the northwesterly side of Hammett Road, sometimes referred to as Cardinal Lane, and containing Four (4) acres according to a plat entitled "Property of Hugh B. and Ann Marlar", made by H. S. Brockman, dated October 19, 1959, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at a nail in the center of Hammett Road, joint corner with property of Brewer, and running thence along the center of said road, N 34-40 E, 150.0 feet to a nail; thence continuing with the center of said road N 39-10 E, 300.0 feet to a nail; thence leaving said road and along property of the Estate of Eula L. Hammett, N 37-20 W, 346.0 feet to an iron pin; thence S 52-40 W, 435.2 feet to an iron pin in the line of Brewer; thence along the Brewer line S 37-20 E, 463.2 feet to a nail, the point of beginning.

The above described property is conveyed subject to the following restrictions:

1. This property shall be used for residential purposes only.
2. No dwelling shall be erected on this property costing less than \$11,000.00.
3. No lot shall be subdivided out of this tract to contain less than 15,000 square feet.
4. No more than four (4) resident dwellings shall be erected on said tract.
5. No trailer, basement, tent, shack, garage, barn or other outbuilding erected on the tract shall at any time be used as a residence, temporarily or permanently, nor shall any structure of a temporary character be used as a residence.
6. No noxious or offensive trade or activity shall be ~~exercised~~ carried on upon said tract, nor shall anything be done thereon which may be or become a nuisance to the neighborhood.
7. All sewage disposal shall be by septic tank meeting the approval of the State board of Health, or municipal sewerage system.
8. No hogs or hog pens shall be kept or maintained on said premises, and no cows, chickens or other domestic fowl or animals shall be raised on said premises on a commercial basis.

This is the same property conveyed to the Grantors herein by deed of B. Eugenia Hudson and W. Harold Hammett, as Executors of the Estate of Eula L. Hammett deceased, on 11-19-59, R.M.C. Office, Greenville County, 641/52, 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)' hand(s) and seal(s) this 2nd day of November 1963.

SIGNED, sealed and delivered in the presence of:

Hugh B. Marlar (SEAL)
Ruth Ann Marlar (SEAL)
_____ (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 as the grantor(s)' act and deed deliver the within deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 2nd day of November 1963.

Lucy Robert Hooper (SEAL)
Katherine A. Hooper

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
 2nd day of November 1963.
Lucy Robert Hooper (SEAL)
 Notary Public for South Carolina.

RECORDED this 4th day of November 1963, at 2:12 P.M., No. 13262