

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

Know All Men by these Presents:

Emma L. Flinkingshelt, as Trustee and Executrix under the Will of That Elizabeth H. Babb, deceased in consideration of the sum of SEVENTY FIVE HUNDRED AND NO/100THS- - - - - DOLLARS, (\$7500.00)

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said Edward H. Hembree, his heirs and assigns

All that piece, parcel or lot of land situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina, and being known and designated as Lot 117 on plat of Estate of Tully P. Babb as revised in February 1960 and recorded in the RMC Office for Greenville County in Plat Book QQ at pages 162 and 163 and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of Stonehaven Drive at the joint front corner of Lots 116 and 117 and running thence with the line of Lot 116 S. 88-0 E. 484.1 feet to iron pin; thence along property now or formerly of T. C. Gower, N. 12-40 W. 225 feet to iron pin, joint rear corner of Lots 117 and 118; thence with the line of Lot 118 S. 83-09 W. 466 feet to iron pin on Stonehaven Drive; thence with Stonehaven Drive S. 18-08 E. 32 feet to iron pin; thence S. 13-55 E. 60 feet to iron pin; thence S. 5-38 E. 58 feet to iron pin, the point of beginning.

This deed is made pursuant to authority granted to Emma L. Flinkingshelt as Trustee in deed recorded in the RMC Office for Greenville County in Deed Book 485 at page 410 and by authority granted to the grantor as will be seen in the Will of the late Elizabeth H. Babb who died testate November 3, 1962, see apartment 807, File 16 in the Probate Court for Greenville County.

This property is subject to the following restrictions:

- 1. This property shall be used for single unit residential dwellings only.
2. No house shall be constructed on said lot containing less than 2200 square feet, exclusive of porches, carports, and breezeways.

TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining

TO HAVE AND TO HOLD all and singular the said Premises before mentioned unto the grantee(s) hereinabove named, and his Heirs and Assigns forever.

And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s') Heirs and Assigns against the grantor(s) and the grantor's(s') Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor's(s') hand and seal this 4th day of August, in the year of our Lord One Thousand Nine Hundred and Sixty Four

Signed, Sealed and Delivered in the Presence of

Handwritten signatures of witnesses: Joyce K. Pickens, Belton O. Thomason, Jr.

Emma L. Flinkingshelt, as Trustee (Seal)
Emma L. Flinkingshelt, as Trustee and Executrix under Will of Elizabeth H. Babb, deceased (Seal)

STATE OF SOUTH CAROLINA, Greenville County

Personally appeared before me Joyce K. Pickens

and made oath that she saw the within named grantor(s) Emma L. Flinkingshelt, as Trustee and Executrix under Will of Elizabeth H. Babb, deceased, sign, seal and as her act and deed deliver the within written deed, and that she with Belton O. Thomason, Jr. witnessed the execution thereof.

Sworn to before me this 4th day of August, A. D., 1964. Notary Public for South Carolina

Handwritten signature of Notary Public: Joyce K. Pickens

RENUNCIATION OF DOWER WOMAN GRANTOR

Notary Public, do hereby certify



me, did declare that she does ns whomsoever, renounce, re- Heirs and Assigns, all singular the premises within

GIVEN under my hand and seal this day of August, A. D., 1964. Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$; U. S. \$ Recorded this 5th day of August 1964, at 11:48 A. M., No. 3986

Vertical stamp: 69-1-602