

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE

For True Consideration See Affidavit

Book 27 Page 23

KNOW ALL MEN BY THESE PRESENTS, that Emma L. Flinkingshelt, as Trustee, and Emma L. Flinkingshelt, as Trustee and Executrix under the Will of Elizabeth H. Babb, deceased

in consideration of Ten and No/100 - - - - - Dollars,
and other valuable consideration

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

All those pieces, parcels or lots of land situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lots 119 and 120 on plat of the property of the Estate of Tully P. Babb as revised in February 1960 and recorded in Plat Book QQ at pages 162 and 163 in the RMC Office for Greenville County and having 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 118 and 119 and running thence with the line of Lot 118, N. 76-47 E. 478 feet to an iron pin; thence N. 77-20 E. 80 feet to an iron pin in line of property now or formerly of T. C. Gower; thence with said Gower property N. 14-0 W. 270.4 feet to an iron pin at the joint rear corner of Lots 120 and 121; thence with the line of Lot 121, N. 88-41 W. 537.3 feet to an iron pin on Stonehaven Drive; thence with said Stonehaven Drive the following courses and distances, to-wit: S. 5-22 W. 60.4 feet to an iron pin, S. 1-18 E. 100 feet to an iron pin, S. 13-02 E. 76 feet to an iron pin; S. 18-08 E. 150 feet to the point of beginning.

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

These lots are conveyed subject to the following restrictions:

1. This property is conveyed as single unit residential property only
2. Any house constructed on either of the above described lots shall have a minimum of 2200 square feet exclusive of carports, porches and breezeways.
3. If one residence is placed on the above two lots and these lots are used as one unit, then any residence built shall not be required to contain more than 2200 square feet of floor space exclusive of carports, porches and breezeways.

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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, 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 27th day of January 1965.

SIGNED, sealed and delivered in the presence of:

[Signatures]

[Signature] (SEAL)
Emma L. Flinkingshelt, as Trustee, and
Emma L. Flinkingshelt, as Trustee and
Executrix under the Will of Elizabeth H.
Babb, deceased (SEAL)
(SEAL)

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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(s') act and deed deliver the within deed and that (s)he, with other witness subscribed above witnessed the execution thereof

SWORN to before me this 27th day of January 19 65.

[Signature] (SEAL)
Notary Public for South Carolina

[Signature]



DECLARATION OF DOWER UNNECESSARY

I, do hereby certify unto all whom it may concern, that the this day appear before me, and each, upon being privately and without any compulsion, dread or fear of any person whom the grantee's(s') heirs, successors and assigns, all her interest in the premises within mentioned and released.

Notary Public for South Carolina.

RECORDED this 29th day of January 19 65, at 9:30 A. M., No. 21428

CG 89-1-527-665-559