

shall be erected, altered, placed or permitted to remain on any lot other than one detached single-family dwelling not to exceed two and one-half stories in height and appurtenant garages or outbuildings.

2. No dwelling shall be located nearer to any street line than 50 feet.

3. No dwelling shall be erected on any lot with the ground floor area of the main structure, exclusive of one-story open porches, breezeways, garages, or carports, less than 1200 square feet for a one-story dwelling, nor less than 1000 square feet for a dwelling of more than one story.

4. Should the above described property be recut or resubdivided, no lot resulting from resubdivision shall have a width of less than 100 feet at the front building set back line or an area of less than one-half acre.

5. No trailer, basement, tent, shack, garage, barn, or outbuilding shall at any time be used as a residence, temporarily or permanently; nor shall any structure of a temporary character or nature be used as a residence.

6. No noxious or offensive trade or activity shall be conducted on said lot nor shall anything be done thereon which may be, or become an annoyance or nuisance to the neighborhood.

7. All sewerage disposal shall be by septic tank meeting the approval of the State Board of Health until such time as other suitable means of sewerage disposal shall become available.

THIS being the identical premises heretofore conveyed to the Grantors by Deed of M.O. Turner and David D. Turner dated and recorded November 14, 1977 and recorded in the Greenville County R.M.C. Office in Deed Book 1068 at Page 399.

AS part of the consideration for this conveyance, the Grantee herein assumes and agrees to pay the balance due on that certain mortgage given by Alvin C. Turner and Joyce M. Turner to Richard F. Watson, Jr. dated October 24, 1969 and recorded in the Greenville County R.M.C. Office in Mortgage Book 1141 at Page 126 in the original amount of \$6,800.00 and having a present balance of \$4,598.52.

RECORDED OCT 2 1978 at 4:20 P.M.

X 10151
BRISSEY, LATHAN, FAYSSOUX SMITH & BARBARE, P.A.

10451
State of South Carolina
COUNTY OF GREENVILLE

Alvin C. Turner and Joyce M. Turner

Shelby Jones

TO

TITLE TO REAL ESTATE

I hereby certify that the within Deed has been this
2nd day of October 1978
at 4:20 P.M. recorded in Book 1089 of
Deeds, page 28.

Register of Deeds Greenville, S.C.

I hereby certify that the within Deed has been this
day of _____ recorded in Book _____ page _____
Auditor _____ County _____

LAW OFFICES OF BRISSEY, LATHAN,
SMITH, & BARBARE, P.A.
635 North Academy Street
Greenville, South Carolina 29601

Lots 4 & 5 & Strips S.C. Hwy 253