

STATE OF SOUTH CAROLINA, }
Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That I, Hext M. Perry, Trustee,

in the State aforesaid.

in consideration of the sum of ten dollars (\$10.00) and other valuable consideration

to me in hand paid, at and before the sealing of these presents by

W. B. Stafford, Sr.,

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 W. B. Stafford, Sr.,

All that certain lot of land in that Section known as Sans Souci, on Rogers Avenue, and being more fully described as follows:-

Beginning at an iron pin on the northern side of a six (6) foot sidewalk running along Rogers Avenue, joint corner of Lots numbered twenty-two (22) and twenty-three (23); thence along said sidewalk, N. 79-28 E. fifty (50) feet to an iron pin, joint corner of lot twenty-three (23) and twenty-four (24); thence N. 10-17 W. one hundred and fifty (150) feet, to an iron pin, rear corner of lots twenty-three (23) and twenty-four (24); thence S. 79-28 W. fifty (50) feet, to an iron pin, joint rear corner of lot twenty-three (23) and twenty-two (22); that S. 10-17 E. one hundred and fifty (150) feet, to an iron pin, the beginning corner, said lot being designated as lot numbered twenty-three (23) on Plat of said property recorded in the office of the Register of Mesne Conveyance for Greenville County in Plat Book "I", at page 33, which plat is hereby referred to and made a part of this deed.

Said lot is sold with the following restrictions which constitute a part of the consideration and are to be effective for a period of twenty (20) years from the date hereof:-

1. Said property is to be used for residential purposes only.
2. No house is to be built nearer the sidewalk on Rogers Avenue than twenty (20) feet.
3. No residence is to be erected on said property at a cost of less than fifteen hundred dollars (\$1,500.00).

The above described land is the same conveyed to me by Willie Hayne Perry, et al. on the 15th day of October, 1936, deed recorded in office of Register of Mesne Conveyance for Greenville County, in Book 129, Page 566 and supplemental deed recorded in Book 198 at page 111 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 premises before mentioned unto the said W. B. Stafford, Sr., his heirs and assigns, forever.

AND I do hereby bind myself and my successors, heirs, executors and administrators to warrant and forever defend all and singular the said premises unto the said W. B. Stafford, Sr., his heirs and assigns, against me and my successors, heirs, and every other person whomsoever lawfully claiming, or to claim the same, or any part thereof.

WITNESS my hand and seal, this 3rd day of May, 1937, in the year of our Lord one thousand nine hundred and thirty-seven and in the one hundred and 60th year of the Sovereignty and Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of

J. C. Buchanan Hext M. Perry, Trustee (SEAL)
Ben C. Thornton (SEAL)

S. C. Stamps Cancelled, \$ 1 and 00 cents
U. S. Stamps Cancelled, \$ 0 and 50 cents

For True Consideration See Affidavit Book 2, Page 155

STATE OF SOUTH CAROLINA, }
Greenville County

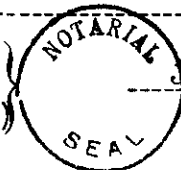
PERSONALLY appeared before me J. C. Buchanan

and made oath that he saw the within named Hext M. Perry, Trustee,

sign, seal, and as his Ben C. Thornton, act and deed, deliver the within written Deed; and that he, with Ben C. Thornton, witnessed the execution thereof.

SWORN to before me, this third day of May, A. D. 1937

Ben C. Thornton (L. S.)
Notary Public for S. C.



STATE OF SOUTH CAROLINA }
Greenville County

RENUNCIATION OF DOWER

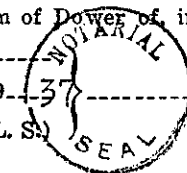
I, Roy C. Simpson, a Notary Public do hereby certify unto all whom it may concern, that Mrs. Mary James Perry, the wife of the within named

Hext M. Perry, Trustee, did this day appear before me, and upon being privately and separately examined by me, did declare that she does freely, voluntarily and without compulsion, dread or fear of any person or persons whomsoever, renounce, release, and forever relinquish unto the within named W. B. Stafford, Sr., his

heirs and assigns, all her interest and estate, and also her right and claim of Dower of, in, or to all and singular the premises within mentioned and released.

GIVEN under my hand and seal, this 3rd day of May, Anno Domini 1937 Mrs. Mary James Perry.

Roy C. Simpson (L. S.)
Notary Public for S. C.



Recorded May 17th 1937, at 2:25 o'clock, P. M.