## STATE OF SOUTH CAROLINA,

## GREENVILLE COUNTY







## Know All Men by These Presents:

I, J. R. Richardson · in the State aforesaid, in consideration of the sum of Three Hundred Fifty and no/100(\$350.00) - - - - - DOLLARS,

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 bytelease unto the said

Frances Sue Hartsell, her heirs and assigns, all that riece, marcel, or lot of land in Austin Township, Greenville County, known as lot No. Abillon8 Wigh Application, Hunters Acres, near Simpsonville, S. C. and more fully described as follows:

Beginning at an iron pin on the East side of Willis Street at Afthe God mer of lots 60 and 61 and running S. 24-19 E. 80 ft. to an iron pin at the corner. of Willis Street and Florence Drive; thence along Florence Drive N. 58-41 E. 80 ft. to an iron bin; thence 19 W.-24 N. 80 ft. to an iron bin; thence 41 W.-48 S. 200 ft. to beginning point.

This property is conveyed subject to the following restrictions:

- (1) No residence costing less than \$3,000.00 or having less than 720 sq. feet of floor space shall be erected upon said lot.
- (2) No residence constructed upon said lot shall be occupied until construction of said residence is entirely completed.
- (3) The roof of each residence constructed upon said lot shall be of composition or asbestos material.
  - (4) No outside toilets shall be rermitted on said lot.
  - No hogs shall be maintained on said premises.
- No residence shall be constructed nearer than 45 ft. from the street line upon which said line abutts. Should the 25.45 acre tract above described be hereafter subdivided into lots, then the loregoing restrictions shall apply

to each of said lots in said subdivision.

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, 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. 12th Witness the grantor's(s') hand day of December

without the grantor s(s) hand and sear this 220	ay or boothbor	m the ye
of our Lord One Thousand Nine Hundred and Fifty-two		•
•	a (1)	
)	001/1 10	

(Seal) Signed, Sealed and Delivered in the Presence of

State of South Carolina,

Oscar Hodges, Jr. Personally appeared before me

Greenville County J. R. Richardson and made oath that he saw the within named grantor(s)

sign, seal and as his act and deed deliver the within Arthur S. Agnew written deed, and that he, with witnessed the execution thereof.

Sworn to before me this. 211/2/19

Notary Public for South Carolina State of South Carolina. RENUNCIATION OF DOWER

1- JUningh Greenville County

Notary Public, do hereby certify

unto all whom it may concern that Mrs wife of the within named did this day appear before me, and 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 or persons whomsoever, renounce, release, and forever relinquish unto

Heirs and Assigns, all her interest and leased.

estate, and also all her right and claim of Dower of, in or to a	all and singular the premises within mentioned and released.
day of, A. D. 195 ?(Seal)  Notary Public for South Carolina	Mande B. Richardson

Cancelled documentary stamps attached: S. C. \$\_\_\_\_\_; U. S. \$\_\_\_\_\_. Recorded this \_\_\_\_\_\_10th \_\_day of \_\_Ianuary \_\_\_\_\_\_19.53 \_, at \_/\_\_M, No.\_\_\_\_#707\_\_\_