

STATE OF SOUTH CAROLINA

GREENVILLE COUNTY

OLLIE FARNSWORTH R.M.C.

Know All Men by These Presents:

That we, Curtis W. Spearman and Margaret W. Spearman in the State aforesaid, in consideration of the sum of One Thousand Five Hundred (\$1,500.00) DOLLARS, and the assumption of the balance of that certain note and mortgage made to Liberty Life Insurance Company, recorded in Volume 427, Page 145 of Mortgages in the R. M. C. Office for Greenville County 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 Lettie Elizabeth Greenway, her heirs and assigns, all that piece, parcel or lbt of land with the improvements thereon situate, lying and being in Monaghan Mills Village, Greenville County, South Carolina, and being more particularly described as Lot No. 10, Section 3, as shown on a plat entitled "Subdivision for Victor-Monaghan Mills, Greenville, S. C.", made by Pickell and Pickell, Engineers, Greenville, S. C. on December 20, 1948, and recorded in the R. M. C. Office for Greenville County in Plat Book S, at Page 179-181, inclusive. According to said plat, the within described lot is also known as No. 9 Poe Street and fronts thereon 75 feet.

This conveyance is made subject to the following restrictions:

- (1) That the lot above described shall not be sold, leased to any negro or person of negro blood.
(2) That no mercantile establishment shall be erected, operated or maintained on the lot above described.
(3) That only one resident shall be erected or maintained on any one lot.



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 her 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 17th day of January in the year of our Lord One Thousand Nine Hundred and fifty three.

Signed, Sealed and Delivered in the Presence of

Eleanore Guzick
James A. K. Roper

Curtis W. Spearman (Seal)
Margaret W. Spearman (Seal)

State of South Carolina, Greenville County

Personally appeared before me Eleanore Guzick

and made oath that she saw the within named grantor(s) Curtis W. Spearman and Margaret W. Spearman written deed, and that she, with James A. K. Roper sign, seal and as their act and deed deliver the within witnessed the execution thereof.

Sworn to before me this 17th day of January, A. D. 1953. James A. K. Roper (Seal) Notary Public for South Carolina

Eleanore Guzick

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

I, James A. K. Roper Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Margaret W. Spearman wife of the within named Curtis W. Spearman 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 Lettie Elizabeth Greenway, her Heirs and Assigns, all her interest and estate and also all 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 17th day of January, A. D. 1953. James A. K. Roper (Seal) Notary Public for South Carolina

Margaret W. Spearman

Cancelled documentary stamps attached: S. C. \$; U. S. \$; Recorded this 17th day of January 1953 at 11:28 A.M. #1249