

5M-5-56

TITLE OF REAL ESTATE-Form 137 1/2-W. A. Seybt & Co., Office, Greenville, S. C.

STATE OF SOUTH CAROLINA

COUNTY OF Greenville

FEB 27 3 23 PM 1958

Know All Men by These Presents:

That I, B. F. Reeves in consideration of the sum of Six Hundred Fifty and no/100 in the State aforesaid, DOLLARS,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipts whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said H. O. Moody, his heirs and assigns forever:

All that lot of land with the improvements thereon situate in the County of Greenville, Austin Township, State of South Carolina approximately 1-1/2 miles east of Simpsonville known as lot no. 2 on plat of property of B. F. Reeves made by H.S. Brockman dated March 28, 1957 and recorded in the R.M.C. Office for Greenville County and being more fully described according to said plat, to-wit:

Beginning at an iron pin on the eastern side of Mayfield Road, being joint front corner of lots 1 and 2 and being 333 feet from the intersection of East Georgia Rd and Mayfield Rd. and running thence N 69-10 E, 180 feet to an iron pin; thence S 21-38 E, 90 feet to an iron pin; thence S 69-10 W, 180 feet to an iron pin on Mayfield Rd.; thence along Mayfield Rd. N 21-38 W, 90 feet to an iron pin, being the point of beginning. This being a portion of the property as conveyed to B.F. Reeves by deed of Cora B. Lee recorded in deed book 555 at page 84 in the R.M.C. Office for Greenville County.

The above conveyance is made subject to the following restrictions, to-wit: (1) That this property is to be used for one family dwellings and residential only. (2) That no house shall be constructed on said lot containing less than 1000 sq. feet nor costing less than \$7,000.00 in accordance with today's market. (3) That no concrete block construction on exterior shall be used in any type construction on this property.

If any of the above stated restrictions are violated prior to Jan. 1, 1980, the property shall revert to the grantor, his heirs or successors.

The grantee, his heirs, successors or assigns have the right to tap the water line in front of this property which is owned by grantor.

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 his 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 13 day of February in the year of our Lord One Thousand Nine Hundred and fifty eight

Signed, Sealed and Delivered in the Presence of

[Signatures of witnesses]



[Signatures and seals of witnesses]

State of South Carolina } COUNTY OF Greenville

Personally appeared before me Sara F. Allison



and made oath that s he saw the within named grantor(s) B. F. Reeves sign, seal and as his act and deed deliver the within written deed, and that s he, with Melvin K. Younts witnessed the execution thereof.

Sworn to before me this 13 day of February, A. D., 19 58 Notary Public for South Carolina

State of South Carolina } COUNTY OF Greenville

RENUNCIATION OF DOWER I, Melvin K. Younts Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Myrtis O. Reeves wife of the within named B. F. Reeves 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 H. O. Moody, his 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 13 day of February, A. D., 19 58 Notary Public for South Carolina

[Signature of Myrtis O. Reeves]

Cancelled documentary stamps attached: S. C. \$; U. S. \$ Recorded this day of 19 at M, No.

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