



STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MAY 4 4 28 PM 1959
Know All Men by These Presents:

That We, J. M. Cochran, R. D. Cochran and Alvin H. Cochran in the State aforesaid, in consideration of the sum of Six Hundred (\$600.00) and no/100 -- DOLLARS, and exchange of property 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 Mrs. Eva Tucker, and her heirs and assigns forever:

All that piece, parcel or lot of land in Cochran Heights, and shown on a plat of Cochran Heights, Property of Mrs. N. C. Cochran Estate, made by C. O. Riddle, Surveyor, in November 1952, and revised thereafter, the last revision being dated March 22, 1956, and being Lot No. 21 on the South side of Maxcy Avenue, and being more particularly described as follows:

BEGINNING at a point on the South side of Maxcy Avenue, joint front corner of Lots 14A and 21, and running thence S. 29-08 E. 200 feet to the joint rear corner of Lots 14A and 21; thence S. 60-52 W. 100 feet to the southern corner of Lot 21; thence N. 29-08 E. 200 feet to Maxcy Avenue; thence with Maxcy Avenue N. 60-52 E. 100 feet to the point of beginning.

This property is in a restricted district which restrictions are as follows:

1. No building to be erected on said lot which is to be used for any other purpose than residential, excepting buildings incidental to a dwelling house.
2. No residence to be erected which shall cost less than \$10,000.00.
3. No residence to be erected thereon which is nearer than thirty feet from the front line of said 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 13 day of April in the year of our Lord One Thousand Nine Hundred and Fifty-eight.

Signed, Sealed and Delivered in the Presence of
Clarence A. Cappell
Clarence E. Clay, Jr.

J. M. Cochran (Seal)
R. D. Cochran (Seal)
Alvin H. Cochran (Seal)

State of South Carolina
COUNTY OF Greenville
Personally appeared before me Clarence A. Cappell

and made oath that he saw the within named grantor(s) J. M. Cochran, R. D. Cochran and Alvin H. Cochran sign, seal and as their act and deed deliver the within written deed, and that he, with Clarence E. Clay, Jr. witnessed the execution thereof.

Sworn to before me this 13th day of April A. D., 19 59
Clarence E. Clay, Jr. (Seal)
Notary Public for South Carolina

Clarence A. Cappell

State of South Carolina
COUNTY OF Greenville
RENUNCIATION OF DOWER
I, Clarence E. Clay, Jr. Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Tommie F.; Gladys M. and Caddie Belle Cochran wife of the within named J. M. Cochran, R. D. Cochran, and Alvin H. Cochran, respectively, 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 Mrs. Eva Tucker, and 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 13th day of April A. D., 19 59
Clarence E. Clay, Jr. (Seal)
Notary Public for South Carolina

Mrs. Tommie F. Cochran
Gladys M. Cochran
Caddie Belle Cochran

Cancelled documentary stamps attached: S. C. \$; U. S. \$ 4:28 P. M.
Recorded this 4th day of May 19 59, at 1 M., No. 28988
242-6-47-0-464
Out of 2-1-1-5