

JUN 25 11 20 AM '69

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

OLLIE FARNSWORTH
R. M. C.

County Stamps Paid \$2.20
See Act No.380 Section 1

KNOW ALL MEN BY THESE PRESENTS, that **Mary E. Leake**

in consideration of **Two Thousand and 00/100 (\$2,000.00)** - - - - - Dollars,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto

John E. Kelley and Betty W. Kelley, their heirs and assigns:

ALL that certain lot of land, with improvements thereon, lying, being and situate in Fairview Township, Greenville County, State of South Carolina, known and designated as Lot 31, in accordance with plat made for grantor, known as Part 4, dated August, 1966, made by C. O. Riddle, and being recorded in the R.M.C. Office for Greenville, with the description, in accordance with said plat, being to-wit:

BEGINNING at an iron pin on the Northern side of Leake Drive, being 287.8 ft from the intersection of Leake Drive and Bryson Drive, at the joint front corner with Lot 30, and running thence N. 28-30 E., 150 ft. to an iron pin; thence N. 64-47 W., 93.6 ft. to an iron pin; thence N. 61-25 W., 66.4 ft. to an iron pin; thence S. 28-38 W., 154 ft. to an iron pin on Leake Drive; thence along Leake Drive, S. 64-47 E., 160 ft. to an iron pin, being the point of beginning.

This being a portion of the property deeded to the Grantor by deed of H. H. Bryson, dated March 25, 1941, and recorded in Deed Book 232, Page 382, and also being a portion of the same which came into possession of the Grantor upon the death of Frances E. Bryson on February 25, 1939, the Grantor's Mother.

The above described property is conveyed subject to the following restrictive covenants: Said property above described shall be used for residential purposes only; (2) No structure shall be placed on said above described lots costing less than \$5,000.00, nor nearer the front lot line than 40 ft.; (3) No lot shall be recut to have a frontage of less than 80 ft., nor more than one house per lot; (4) No concrete block shall be used in construction so as to be visible from the interior when construction is completed.

This property is conveyed subject to easements, rights-of-way and restrictions of record.

1969 taxes to be prorated.

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining; to have and to hold all and singular the premises before mentioned unto the grantee(s), and the grantee's(s)' heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s)' heirs or successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s)' heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s)' hand(s) and seal(s) this **23rd** day of **June**, 19 **69**.

SIGNED, sealed and delivered in the presence of:

Mary E. Leake (SEAL)

_____ (SEAL)

Aldora C. Faye

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) sign, seal and as the grantor's(s)' act and deed deliver the within written deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this **23rd** day of **June**, 19 **69**.

Aldora C. Faye (SEAL)
Notary Public for South Carolina.
My Commission Expires Jan. 1, 1971.

STATE OF SOUTH CAROLINA }

RENUNCIATION OF DOWER (WOMAN GRANTOR)



signed Notary Public, do hereby certify unto all whom it may concern, that the undersigned did this day appear before me, and each, upon being privately and separately examined by me, any compulsion, dread or fear of any person whomsoever, renounce, release and forever successors and assigns, all her interest and estate, and all her right and claim of dower of, and released.

Notary Public for South Carolina.

RECORDED this **25** day of **June**, 19 **69**, at **11:20** A. M., No. **30977**

200-1-15 (0.10)
-1-2
200-1-15 (0.10)