

Grantee Address: 131 Deborah Lane  
Greenville, S.C. 29611

VCL 1189 PAGE 10

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that I, Edward P. Holder, Jr., d/b/a  
Holder Development

in consideration of Fifty Two Thousand and no/100 (\$52,000.00) ----- 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 Lex Kenerly, III, his heirs and assigns forever;

ALL that certain piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, being known and designated as Lot No. 83 on plat of property of Lakewood which plat is recorded in the R/C Office for Greenville County in Plat Book QQ at Page 15 and having such metes and bounds as shown thereon, reference to said plat being made for a more complete description.

THIS conveyance is made subject to all restrictions, setback lines, roadways, zoning ordinances, easements and rights-of-way appearing on the property and/or of record.

The following protective and restrictive covenants are hereby imposed on the above described property:

- 1) This lot shall be used exclusively for residential purposes.
- 2) No noxious or offensive trade or activity shall be carried on upon this lot nor shall anything be done thereon which may be or become an annoyance or nuisance to the neighborhood.
- 3) No trailer, basement, tent or other outbuildings erected on this property shall be at any time used as a residence temporarily or permanently, nor shall any structure of a temporary character be used as a residence.
- 4) The ground floor area of the main structure, exclusive of one-story open porches, and garages shall not be less than 1,200 square feet.

This is that property conveyed to Grantor by deed of E. Paul Holder and Edward P. Holder, Jr., recorded August 19, 1982 in the R/C Office for Greenville County, South Carolina, in Deed Book 1172 at Page 397. 13(30B) B2.5-1-83

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 27th day of May, 1983

SIGNED, sealed and delivered in the presence of:

John P. Mitchell  
Brenida C. Crain

Edward P. Holder, Jr. (SEAL)  
Edward P. Holder, Jr. (SEAL)  
\_\_\_\_\_  
\_\_\_\_\_  
(SEAL)  
(SEAL)

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 27th day of May, 1983

John P. Mitchell (SEAL) Brenida C. Crain

Notary Public for South Carolina.

My commission expires 2-21-90

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named grantor(s) respectively, did this day appear before me, and each, 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 whomsoever, renounce, release and forever relinquish unto the grantee(s) and the grantee's(s) heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all singular the premises within mentioned and released.

GIVEN under my hand and seal this

27th day of May, 1983

John P. Mitchell (SEAL)  
Notary Public for South Carolina.

Wylene S. Holder  
Wylene S. Holder

My commission expires 2-21-90

RECORDED this MAY 27 1983

at 1:29 P.M.

31774

GREENVILLE COUNTY 103685  
SOUTH CAROLINA COUNTY DOCUMENTARY TAX  
★ MAY 27 83  
PB 19811 57.20

STATE OF SOUTH CAROLINA  
DOCUMENTARY TAX COMMISSION  
MAY 27 1983  
104.00