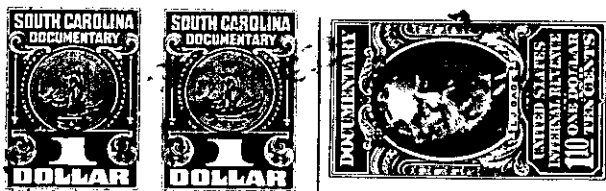


State of South Carolina,

COUNTY OF GREENVILLE.



KNOW ALL MEN BY THESE PRESENTS That J. P. STEVENS & CC., INC.

a corporation chartered under the laws of the State of Delaware
owning property and having a
and having its principal place of business at in Greenville County

in the State of South Carolina for and in consideration of the

sum of Seven Hundred (\$700.00) -----
----- dollars,

to it in hand duly paid at and before the sealing and delivery of these presents by the grantee(s) hereinafter named.
(the receipt whereof is hereby acknowledged), has granted, bargained, sold and released, and by these presents does
grant, bargain, sell and release unto HOWARD E. BROWN AND MARY S. BROWN:

All that piece, parcel or lot of land situate, lying and
being in Monaghan Mills Village, Greenville County, South Carolina,
and being more particularly described as Lot No. 110, Section 2,
as shown on a plat entitled "Subdivision for Victor-Monaghan Mills,
Greenville, S. C.", made by Pickell & Fickell, Engineers, Greenville,
S. C., on December 20, 1948, and recorded in the R. M. C. Office
for Greenville County in Flat Book S, at pages 179-181, inclusive.
According to said plat, the within described lot fronts on Parker
Road 77 feet.

The grantor and its predecessors in title have granted
unto Parker Water and Sewer Sub-District, Commissioners of Public
Works of the City of Greenville, S. C., City View Water and Sewer
District Commission, Greenville Traction Company, Duke Power
Company and its predecessors, Southern Power Company and Southern
Public Utilities Company and Southern Bell Telephone and Telegraph
Company, to one or more of them and/or to others all water and
sewer pipe lines (other than house lines), electric light and power
lines, including all pipe (other than house water and sewer lines),
valves, fittings, hydrants, manholes, poles, wires, transformers,
regulators, and other apparatus and equipment used in connection
with, or forming a part of, the water, fire protection, electric
light and power distribution, and sewerage systems of the village
known as Monaghan Mills Village in which the above described lot
is located together with rights of way and easements to go upon
the land for the purpose of maintenance, repair, alteration,
replacement, construction, relocation, and operation (including
meter reading) of the lines and systems aforesaid and of certain
other water, sewer, electric, telephone and street trolley power
lines constructed or to be constructed, and to relocate certain
of such lines so as to run them in, along, above or near the
streets and alleyways located in Monaghan Mills Village and
to operate and maintain the lines as so relocated, all as will
more fully appear by reference to the records in the R. M. C.
Office for Greenville County, South Carolina,

There is excepted and excluded from this conveyance so
much of the personal property above mentioned as may be located
upon the lot above described and this conveyance is made subject
to the rights of way and easements above mentioned insofar as they
may affect said lot.

This conveyance is made subject to the following restrictions:

- (1) That no mercantile establishment shall be erected,
operated or maintained on the lot above described.
- (2) That only one residence shall be erected or maintained
on any one lot.

143-3-5