

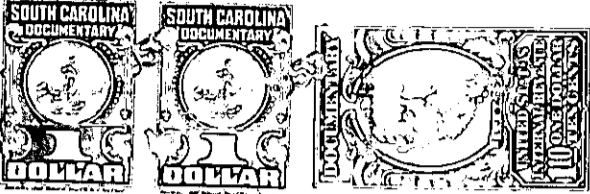
BOOK 474 PAGE 421

THE STATE OF SOUTH CAROLINA,  
COUNTY OF GREENVILLE

FILED  
GREENVILLE CO. S. C.

MAR 19 5 05 PM 1953

ELLIE FARRIS JATH  
R.M.C.



KNOW ALL MEN BY THESE PRESENTS, That James Cason Mundy, III, by his attorney in fact, Emily Brabham Mundy, Ruth Mundy Creech and William David Mundy.....

in the State aforesaid, in consideration of the sum of Six Hundred and 40/100..... Dollars to..... US..... in hand paid at and before the sealing of these presents by..... J. K. Davis.....

(the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said J. K. Davis, his heirs and assigns, forever:

All that lot or parcel of land sits on the west side of a proposed street which runs to the Edwards Road near the City of Greenville, in Greenville County, S. C., and having according to a survey made by Piedmont Engineering Service, January, 1953, the following water and bounds, to-wit:

beginning at an iron pin on the west side of a proposed street at the southeast corner of lot now owned by the grantee J. K. Davis, said pin being 3 feet south from the southeast corner of the intersection of said proposed street and Edwards Road and running thence along line of other property of J. K. Davis, S. 84-18 W. 15 feet to an iron pin in line of other property of grantee of Ruth S. Sheal, thence along said 3rd line, S. 15-18 W. 12 feet to an iron pin; thence along line of other property of the grantors, N. 84-18 W. 15 feet to an iron pin on the west side of said proposed street; thence along the west side of said proposed street, N. 8-15 E. 112 feet to the beginning corner.

This is a portion of that conveyance to J. C. Mundy of deed of J. McD. Law, dated August 27, 1943, recorded in the R. M. C. Office for Greenville County, S. C., in deed book 297, page 322. Subsequently the said J. C. Mundy, died testate and his will which is on file in the office of the Probate Judge in Apartment 599, File, 10, he devised the above described property to his children, the grantors herein.

This deed is executed by the grantor, James C. Mundy, III, by his attorney in fact Emily Brabham Mundy, pursuant to the power, and authority conferred on the said Emily Brabham Mundy by power of attorney which is dated August 31, 1952, recorded in the R. M. C. Office for Greenville County, S. C., in deed book 463, Page 185.

This property shall be used for residential purposes only and the ground floor area of any dwelling constructed thereon exclusive of open porches and garages, shall be not less than 1500 square feet and any dwelling thereon shall be not nearer than 40 feet to the front lot line.

The grantors own an additional tract of land, being the remainder of a 52.6 acre tract adjacent to this lot, acquired by our father, J.C. Mundy under deed of J. McD Law, recorded in Volume 297, Page 322, R.M.C. Office for Greenville County, S.C., and the grantors agree that the remaining portion of said tract of land now owned by them shall be used for residential purposes only and any deeds made by us to a purchaser of any lot out of said tract shall contain such a restrictions therein.

Grantee to pay 1953 taxes.

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