

THE STATE OF SOUTH CAROLINA, } 36 PM 1968  
COUNTY OF GREENVILLE

CLERK OF COURTS  
R.M.C.

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



KNOW ALL MEN BY THESE PRESENTS, That H. D. QUINN

in the State aforesaid, in consideration of the sum of Two Thousand and No/100-----  
(\$2,000.00)-----Dollars

to me in hand paid at and before the sealing of these presents  
by Oscar E. Church and June K. Church

(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 OSCAR E. CHURCH AND JUNE K. CHURCH, Their Heirs and Assigns, Forever:

ALL that lot of land situate on the East side of Greenleaf Drive, near  
the City of Greenville, in Greenville County, South Carolina, being  
shown as Lot No. 44 on Plat of Quinlan Acres, made by Jones Engineering  
Services, Aug. 1, 1968, recorded in the RMC Office for Greenville  
County, S. C., in Plat Book WWW, Page 29, and having, according to  
said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the East side of Greenleaf Drive at the  
joint front corner of Lots 43 and 44 and runs thence along the line of  
Lot 43, N 75-34 E 175 feet to an iron pin in the center of a 10-foot  
drainage easement; thence along the center of said drainage easement  
S 20-26 E 100 feet to an iron pin at the corner of other property of  
H. D. Quinn; thence along the line of other property of H. D. Quinn,  
S 75-34 W 175 feet to an iron pin on the East side of Greenleaf Drive;  
thence with the curve of Greenleaf Drive (the chord being N 20-26 W  
100 feet) to the beginning corner.

This is a portion of that property conveyed to me by deed of B. D. Quinn,  
et al, recorded in Deed Book 260, Page 233.

This property is conveyed subject to the following restrictions and the  
10-foot drainage easement along the rear of the lot as shown on recorded  
plat referred to above.

1. This property shall be used solely and exclusively for a single family residential dwelling.
2. No residence shall be located on said lot nearer than 45 feet to the front lot line along Greenleaf Drive or nearer than 10 feet to any side lot line.
3. No residence shall be erected on said lot with a ground floor area of less than 1200 square feet exclusive of open porches and garage.
4. No trailer, basement, tent, shack, garage, barn or other outbuildings erected upon said lot shall at anytime be used as a residence temporary or permanent. No structure of a temporary nature shall be used as a residence. No house trailer shall be permitted on this lot.
5. No livestock, cattle, swine, sheep, goats, chickens, ducks, geese, or other such fowls and animals shall be kept on said lot.

This conveyance is SUBJECT to all restrictions, set back lines, road-ways, easements and rights of way, if any, affecting the above described property.

B5.4-1-167-0.404.  
-305- out of B5.4-1-11