Plat Book 2-D prox 125 Reference: Deed Book 95, page 238 OCATION MAD LE: 15 2mi KEARSE LAND & TIMBER CO. Reap Machausin MIXON BODIFORD 24.8 A Vi JACKY BODIFORD 1177°51'50'W L. E. MIXON IN PROCESS OF TRANSFER To LAUREL J. BECUEL "I HEREBY LEATING THAT THE BATIO OF PRECISION 41° 14'20"W 11" 14'20" 11 50.0". 505° 06' 50" 2 96.09" AND THE AREA WAS DETERMINED EMILLED BY (DMD) METHOD AREA CALCULATION. FILED FOR RECORD HET: TAX PARCEL No. MET TAX YARCEL NO.

970-00-00-001, BORUWELL
COUNTY TRECERTE, PARTITIONS
COUNTY, SOUTH CASOLINA. 88 NOV -2 PH 12: 0€ CAROLYN C. TURNER CLERK OF COURT BARNWELL COUNTY. S.C. PLAT - PREPARED FOR -ROBERT M. BRANT LOCATED AT: LONG BRANCH SCHOOL DISTRICT COUNTY OF BASSINELL STATE OF SOUTH C Scale: 1 Inch == 300' Date: 9/29/88 - PREPARED BY -J. J. FOY, R.L.S. No. 3778 BARNWELL, S. C. Graphic Scale: 1=3001 N68307 02184

## 95 PAGE 0238 ROOK

## State of South Carolina,

COUNTY OF BARNWELL.

Know All Men by These Presents, That L. C. MIXON

(hereinafter whether singular or plural the "Grantor")

in the State aforesaid.

for and

in consideration of the

sum of Eleven Thousand One Hundred Sixty and 00/100 (\$11,160.00) ----- Dollars to the Grantor paid by ROBERT M. BRANT, P. O. Box 86, Barnwell, S. C. 29812

whether singular or plural the "Grantee") has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the said Grantee the following described property.

All that certain piece, parcel or tract of land situate, lying and being in Long Branch School District, County of Barnwell, State of South Carolina, containing 24.8 acres, as shown on a plat prepared by J. J. Foy, R.L.S., dated September 29, 1988, and recorded in Plat Book 2-D, at page 5, of the office of the Clerk of Court for Barnwell County, which plat is incorporated into this legal description by reference thereto as if set forth fully herein, and, according to said plat, said tract generally bounds and measures as follows: On the North by lands of Kearse Land & Timber Co., and measuring thereon 1486.61 feet, and by lands of McLaurin Bodiford and Jacky Bodiford, and measuring thereon 393.1 feet; on the East by Turkey Creek, separating said tract from lands of Clair V. Creech; on the South by lands of L. C. Mixon, and measuring thereon 1912feet; and on the West by a proposed dirt road and measuring thereon 50 feet, and by lands of Jacky Bodiford and McLaurin Bodiford and measuring thereon 651.65 feet.

The grantor and grantee agree, for the consideration set forth above in this deed, that the following restriction shall be binding upon the grantor and the grantee, their heirs and assigns, and shall attach to the subject property and run with the property: The subject 24.8-acre tract of land described in this deed shall not be subdivided into parcels containing less than three acres each, and in the event that the subject property is divided into parcels containing at least three acres each, then, no more than one mobile home or house shall be allowed on each such subdivided lot.

DERIVATION: DEED of FRED AL VIN ECK to L.C. MIXON
DATED MARCH 29, 1988 RECORDED MARCH 19,1588 Book 82 PAGE 266