

FILED
GREENVILLE CO. S. C.

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TITLE TO REAL ESTATE—Love, Thornton, Arnold & Thomason, Lawyers Building, Greenville, S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MAY 20 10 39 AM '69
OLLIE FARNSWORTH
R. M. C.

County Stamps Paid \$9.35
See Act No.380 Section 1

KNOW ALL MEN BY THESE PRESENTS, that W. H. Rhodes

in consideration of Eight thousand three hundred and 00/100 (\$8,300.00) ----- 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 Marshall C. Richards and Jean H. Richards, their heirs and assigns forever:

All that lot or land situate on the northeastern side of Sylvania Avenue in the County of Greenville, State of South Carolina, being shown as the major portion of Lot 12 on a plat of Leawood Subdivision recorded in Plat Book J at pages 18 & 19 in the RMC office for Greenville County and being further described as follows:

BEGINNING at an iron pin on the northeastern side of Sylvania Avenue which iron pin is S 56-06 E. from the joint front corner of Lots 11 & 12 and running thence with a new line through Lot 12, N 33-54 E. 180 feet to an iron pin; thence S 56-06 E. 70 feet to an iron pin at the joint rear corner of Lots 12 & 13; thence with Lot 13, S 33-54 W. 180 feet to an iron pin on the said Sylvania Avenue; thence with said avenue, N 56-06 W. 70 feet to the point of beginning. This is the same property conveyed to the grantor by deed recorded in Deed Book 715 at page 467 in the RMC office for Greenville County.

This property is conveyed subject to all restrictions, easements and rights of way of record affecting said property.

Grantees are to pay 1969 County taxes.



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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns against the grantor(s) and the grantor's(s') heirs, successors and assigns 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 19th day of May 19 69.

SIGNED, sealed and delivered in the presence of:

Rebecca M. Huff (SEAL)
Donald R. McAlister (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 deed and that (s)he, with other witness subscribed above witnessed the execution thereof.

SWORN to before me this 19th day of May 19 69.

Donald R. McAlister (SEAL)
Notary Public for South Carolina

Rebecca M. Huff

My commission expires: 1-1-71.

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, successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this

19th day of May 19 69.
Donald R. McAlister (SEAL)
Notary Public for South Carolina.

Nancy W. Rhodes

My commission expires: 1-1-71. May 19 69, at 10:39 A. M., No. 27772
RECORDED this 20 day of May 19 69, at 10:39 A. M., No. 27772

240-1731-3-34