

MAY 15 4 17 PM '70
OLLIE FARNSWORTH
R. M. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS That Jean H. Sturgeon and Philip B. Sturgeon
in the State aforesaid,

in consideration of the sum of Nineteen Thousand Two Hundred Fifty and no/100---- DOLLARS,
to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipt
whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant,
bargain, sell and release unto Alfred F. Hutfles and Sandra M. Hutfles, their heirs and
assigns forever:

All that certain lot of land lying in the State of South Carolina, County of
Greenville, on the northeastern side of Charing Cross Road shown as Lot 13 on
a plat of Section 3, BROOKWOOD FOREST, recorded in the RMC Office for Green-
ville County in Plat Book BBB at page 156 and being further described as follows:

BEGINNING at an iron pin on the northeastern side of Charing Cross Road, said
side being a portion of a turn around, the joint corner of Lots 12 and 13 and
running thence along the line of Lot 12, N. 57-49 E. 139.7 feet to an iron pin;
thence N. 42-57 W. 223 feet to an iron pin; thence S. 9-52 W. 207 feet to an
iron pin on the northern side of the said turn around which is Charing Cross
Road; thence along the curve of Charing Cross Road, the chords of which are
S. 87-47 E. 50 feet to an iron pin; thence S. 37-15 E. 30 feet to the point
of beginning. Being the same property conveyed to Philip B. Sturgeon, et al
by deed recorded in Deed Book 847 at page 605.

The foregoing conveyance is subject to all Protective Covenants, easements and
rights of way appearing in the Public Records of Greenville County and upon the
premises.

TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said
premises belonging, or in anywise incident or appertaining.

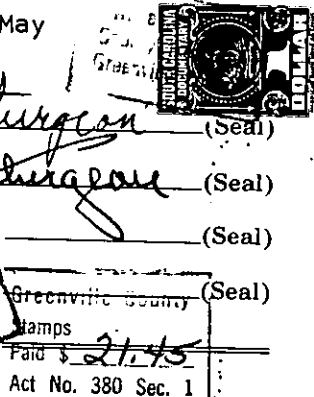
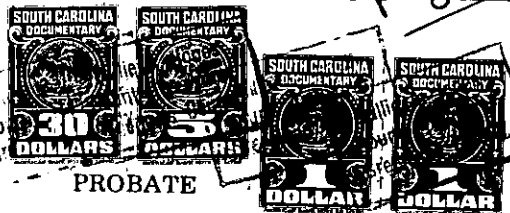
TO HAVE AND TO HOLD all and singular the said Premises before mentioned unto the grantee(s) herein-
above named, their Heirs and Assigns forever. And the grantor(s) do(es) hereby bind the grantor(s)
and the grantor's(s') Heirs, Executors and Administrators to warrant and forever defend all and singular the
said premises unto the grantee(s) hereinabove named, and the grantee's(s') Heirs and Assigns against the
grantor(s) and grantor's(s') Heirs and against every person whomsoever lawfully claiming or to claim the
same or any part thereof.

Witness the grantor's(s') hands and seals this 15th day of May
in the year of our Lord One Thousand Nine Hundred and Seventy.

Signed, Sealed and Delivered in the Presence of

D. Dudley Davenport, Jr.
Dale H. Clark

Jean H. Sturgeon (Seal)
Philip B. Sturgeon (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 15th day of May 19 70

Dale H. Clark (Seal)
Notary Public for South Carolina
My Commission expires April 7, 1979

D. Dudley Davenport, Jr.



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 be-
fore 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
15th day of May 1970

Dale H. Clark (Seal)
Notary Public for South Carolina
My Commission expires April 7, 1979

Jean H. Sturgeon

RECORDED this 15th day of May 19 70, at 4:17 P. M., No. #24997

-276-729.1-1-90