

APR 22 4 12 PM '71

TITLE TO REAL ESTATE--Prepared by KENDRICK, STEPHENSON & JOHNSON, Attorneys at Law, Greenville, S. C.

OLLIE FARNSWORTH  
R.M.C.

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that --I, Clara Maude R. Tripp (now Maude Tripp Pearson)

in consideration of Twenty-Eight Thousand Five Hundred and no/100 (\$28,500.00) 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 Bobby L. Smith and Mary T. Smith, their heirs and assigns forever:

All that certain piece, parcel or lot of land, with the buildings and improvements thereon, lying and being on the easterly side of Dagenham Drive, near the City of Greenville, South Carolina, being known and designated as Lot No. 71 on Plat of Section III of Wade Hampton Gardens as recorded in the RMC Office for Greenville County, S. C., in Plat Book YY, page 179, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the easterly side of Dagenham Drive, joint front corner of Lots 71 and 72 and running thence along the common line of said Lots S 77-52 E 160.6 feet to an iron pin; thence S 10-02 W 98.4 feet to an iron pin, joint rear corner of Lots 70 and 71; thence along the common line of said Lots N 80-14 W 160 feet to an iron pin on the easterly side of Dagenham Drive; thence along said Drive N 9-46 E 105 feet to an iron pin, the point of beginning.

For deed into grantor, see Deed Book 771, page 122.

This conveyance is subject to restrictions in Deed Book 749, page 127, setback lines, roadways, easements and right of ways, if any, affecting the above described property.

GRANTEES TO PAY 1971 TAXES.



31.35

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 or successors and assigns forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(s)'s heirs or successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee(s)'s heirs or successors 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 9th day of April, 1971.

SIGNED, sealed and delivered in the presence of:

Jo Ann L. Stron (SEAL)  
Schuyler B. Kendrick (SEAL)  
Clara Maude R. Tripp (SEAL)  
Maude Tripp Pearson (SEAL)  
(now Maude Tripp Pearson) (SEAL)

STATE OF SOUTH CAROLINA } PROBATE  
COUNTY OF GREENVILLE } 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 the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 9th day of April, 1971.  
Schuyler B. Kendrick (SEAL)  
Notary Public for South Carolina.  
My Commission Expires November 19, 1979

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER GRANTOR A WOMAN  
COUNTY OF } 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 or 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 \_\_\_\_\_ day of \_\_\_\_\_ 19\_\_\_\_ (SEAL)

Notary Public for South Carolina.  
RECORDED this 22nd day of April 1971 at 4:12 P. M., No. #24843