

FILED GREENVILLE CO. S. C.

JUL 20 11 56 AM '72

ELIZABETH RIDDLE R.M.C.

TITLE TO REAL ESTATE—PREPARED BY WILKINS AND WILKINS, ATTORNEYS AT LAW, GREENVILLE, S. C.

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that DONALD E. BALTZ, INC.

in consideration of Thirty-six Thousand Six Hundred (\$36,600.00) 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 LULA MAE GARNER, her heirs and assigns,

All that piece, parcel or lot of land situate, lying and being in Mauldin, Greenville County, South Carolina, known and designated as Lot 38 on a plat of "Addition to Knollwood Heights, Section 3", dated October 25, 1967, prepared by Piedmont Engineers and Architects, and recorded in the RMC Office for Greenville County, South Carolina, in Plat Book PPP at page 6, and having according to said plat the following metes and bounds, to-wit:

Beginning at a point on the southwestern edge of Braddock Drive at the joint front corner of Lots 37 and 38 and running thence along a line of Lot 37, S. 72-50 W. 225.0 feet to a point; thence along a line of Lot 25 and 24 N. 26-55 E. 135.8 feet to a point; thence along a line of Lot 23, N. 62-47 E. 124.5 feet to a point on the southwestern edge of Braddock Drive; thence along the southwestern edge of Braddock Drive S. 39-44 E. 20.0 feet to a point; thence continuing along the southwestern edge of said Drive S. 17-10 E. 110.0 feet to the beginning corner.

This is the same lot conveyed to grantor by Carolina Land Co., Inc. same as The Carolina Land Company by deed recorded Dec. 7, 1970 in deed vol. 904 page 142 of the RMC Office for Greenville County, S. C., and is conveyed subject to recorded restrictions, easements, and rights of way or those shown on the ground.



Greenville County Stamps Paid \$10.70 Act No. 522 Sec. 1

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 assigns, against the grantor(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 20 day of July 19 72. SIGNED, sealed and delivered in the presence of: DONALD E. BALTZ, INC. (SEAL) by: Donald E. Baltz (SEAL) president (SEAL) (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 20 day of July 19 72. Notary Public for South Carolina. MY COMMISSION EXPIRES 11/23/70

STATE OF SOUTH CAROLINA } GRANTOR, A CORPORATION COUNTY OF GREENVILLE RENUCIATION 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 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. MY COMMISSION EXPIRES

RECORDED this 20th day of July 1972, at 11:56 A.M., No. 1809

799 - MB.3 - 1-71