

GREENVILLE CO. S. C.

VOL 985 PAGE 75 5th, 1973

Prepared by WICHE, BURGESS, FREEMAN & FARHAM, P. A., Attorneys at Law, Greenville, S. C.

State of South Carolina
GREENVILLE COUNTY

TITLE TO REAL ESTATE
Know All Men by These Presents:

That LUCILLE F. CROSBY and WILLIAM FRANKLIN CROSBY, SR. hereafter referred to as Grantor, in consideration of the sum of FIFTY-FOUR THOUSAND NINE HUNDRED FIFTY ***** DOLLARS, paid to Grantor by DONALD R. WALDROP and LAURIE P. WALDROP hereafter referred to as Grantee, at and before the sealing of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the said Grantee, their heirs and assigns forever:

ALL that lot of land situate on the Northwest side of Montero Terra Lea, near the City of Greenville, in Greenville County, S. C., being shown as Lot No. 39, Section 1, on plat of Terra Pines Estates made by Piedmont Engineering Service, December, 1958, revised through March 1966, recorded in the R.M.C. Office for Greenville County, S. C., in Plat Book PPP, Pages 18 and 19, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Northwest side of Montero Terra Lea, at the joint front corner of Lots 38 and 39, and runs thence along the line of Lot No. 38, N. 48-30 W. 295 feet to an iron pin; thence S. 12-24 W. 272 feet to an iron pin; thence along the line of Lot 32, S. 52-47 E. 174.3 feet to an iron pin on the Northwest side of Montero Terra Lea; thence along Montero Terra Lea, N. 38-47 E. 225 feet to the beginning corner.
-200-538.1-1-12

THIS conveyance is subject to all restrictions, set back lines, roadways, easements and rights-of-way, if any, affecting the above described property. For restrictions applicable to Terra Pines Estates, see Deed Book 648, Page 116, and amendment of restrictions recorded in Deed Book 781, Page 609.

THIS conveyance is also subject to the condition set forth in Deed 835, Page 132. Said condition is as follows: "The grantors (Emily Lite, William M. McMillan, Nick A. Theodore, Thomas E. Macfie, and Harold Tarleton, Jr.) herein own the remaining unsold lots in the subdivision known as Terra Pines Estates, which is shown on a plat recorded in the R.M.C. Office for Greenville County, S. C., in Plat Book PPP, Pages 18 and 19, said grantors anticipate that at some future date they may deem it necessary to install sewer lines in the entire subdivision so as to provide sewer disposal for all lots in (see reverse side).

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 and Grantee's Heirs/Successors and Assigns forever, AND Grantor does hereby bind Grantor and Grantor's Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto Grantee and Grantee's Heirs/Successors and Assigns against Grantor and Grantor's Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the hand and seal of Grantor this 28th day of September, 1973

Signed, Sealed and Delivered in the Presence of

Chas. W. Long
Diana A. Barfield



Lucille F. Crosby (Seal)
William Franklin Crosby, Sr. (Seal)
Grantor

STATE OF SOUTH CAROLINA,
GREENVILLE COUNTY

Personally appeared before me the undersigned witness and made oath that he saw Grantor sign, seal and as Grantor's act and deed deliver the written deed and that said witness together with the other witness whose name is also above subscribed witnessed the execution of the within deed by Grantor.

Sworn to before me this

28th day of Sept., 1973

Diana A. Barfield (Seal)
Notary Public for South Carolina

My Commission expires January 1, 1974 - 10-19-80

Chas. W. Long

Greenville County
Stamps
PA \$ 60.32
Act No. 339 Sec. 4

STATE OF SOUTH CAROLINA,
GREENVILLE COUNTY

RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that Mrs. Lucille F. Crosby wife of the within named Grantor did this day appear before me, and 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 or persons whatsoever, rescind, release, and forever relinquish unto Grantee and Grantee's Heirs/Successors and Assigns, all her interest and estate, and also all her right and claim of Dower of, in or to all and singular the premises above described.

GIVEN under my hand and seal this

28th day of September, 1973

Chas. W. Long (Seal)
Notary Public for South Carolina

My Commission expires January 1, 1974 - 10-19-80

Lucille F. Crosby

Recorded this _____ day of _____, 1973, at _____ M., No. _____

(continued on next page)

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