

JAN 23 1 01 PM '76

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TITLE TO REAL ESTATE Prepared by **DONNIE G. TANNER** R.M.C. LAW, 114 MONY STREET, GREENVILLE, SOUTH CAROLINA

State of South Carolina

Know All Men by These Presents:

COUNTY OF GREENVILLE

That Jim Vaughn Enterprises, Inc.

in the State aforesaid,

in consideration of the sum of **Thirty-One Thousand Five Hundred and No/100**-----DOLLARS, (\$31,500.00)-----

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 the said grantee(s) **RANDALL E. TAYLOR AND KAREN F. TAYLOR, THEIR HEIRS AND ASSIGNS, FOREVER:**

All that certain piece, parcel, or lot of land in the County of Greenville, State of South Carolina, on the easterly side of Bluffside Drive, being shown and designated as Lot No. 13, on plat of Parkdale, Section 2, recorded in the RMC Office for Greenville County, S. C., in Plat Book "BBB", at Page 121, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the easterly side of Bluffside Drive, joint front corner of Lots Nos. 13 and 14, and running thence with the common line of said lots, N. 63-47 E. 170 feet to an iron pin; running thence N. 26-13 W. 100 feet to an iron pin; thence with the common line of Lots Nos. 12 and 13, S. 63-47 W. 170 feet to an iron pin on Bluffside Drive; thence along Bluffside Drive S. 26-13 E. 100 feet to the point of BEGINNING.

The within conveyance is subject to restrictions, utility easements, rights-of-way, zoning regulations, and other matters as may appear of record, on the recorded plats, or on 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) hereinabove named, 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, Successors and Assigns~~ to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s') Heirs, or Successors and Assigns against the grantor(s) and the 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') hand(s) and seal(s) this 23rd day of January, 1976

Signed, Sealed and Delivered in the Presence of
Barbara D. Payne
JIM VAUGHN ENTERPRISES, INC. (Seal)
BY: *Jim Vaughn* (Seal)
President (Seal)

State of South Carolina

COUNTY OF GREENVILLE

(s)he saw the within named grantor(s) ~~sign, seal and as the grantor(s) act and deed deliver the within written deed, and that (s)he,~~ ^{duly authorized officer} with the other witness subscribed above witnessed the execution thereof.

Sworn to before me this 23rd day of January, A. D., 1976
Barbara D. Payne (Seal)
Notary Public for South Carolina Commission Expires October 20, 1979

State of South Carolina

COUNTY OF GREENVILLE

"GRANTOR IS A CORPORATION" 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) 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 or persons whomsoever, renounce, release, and forever relinquish unto the grantee(s) and the grantee's Heirs, or Successors and Assigns, all the interest and estate, and also her right and claim of Dower of, in or to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this _____ day of _____, A. D., 19____

Cancelled documentary stamps attached: S. C. \$ _____ U. S. \$ _____
Recorded this _____ day of JAN 23 1976 at 1:01 P.M. No. 18783

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