

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

CITY OF GREENVILLE CO. S. C.

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KNOW ALL MEN BY THESE PRESENTS, that Jeff R. Richardson, Jr.

in consideration of Thirty-five Thousand Five Hundred and No/100 (\$35,500.00) 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 Robert L. Childress and Belva O. Childress, their heirs and assigns forever:

ALL that piece, parcel or lot of land situate, lying and being on the western side of a cul de sac known as Rabon Court in the City of Simpsonville, County of Greenville, State of South Carolina and known and designated as Lot No. 4 of a subdivision known as Powderhorn, Section I, plat of which is dated July 26, 1973 and most recently revised March 1, 1974 prepared by Piedmont Engineers and Architects and recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book 4X at Page 95, said lot having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point on Rabon Court, at the joint front corner of Lots Nos. 3 and 4 and running thence along the joint line of said lots S. 35-00 W., 90.0 feet to an iron pin; thence along the rear line of Lot No. 4, N. 53-01 W., 113.7 feet to an iron pin at the joint rear corner of Lots 4 and 5; thence along the joint line of said lots N. 68-34 E., 102.0 feet to a point on Rabon Court; thence along Rabon Court S. 33-31 E., 30.0 feet and S. 73-35 E., 30.0 feet to an iron pin, the point and place of beginning.

This conveyance is made subject to all easements, conditions, covenants, restrictions and rights of way which are a matter of record and actually existing on the ground affecting the subject property, and particularly to the covenants, conditions, restrictions applicable to Powderhorn, Section I, recorded in the R.M.C. Office for Greenville County in Deed Book 1011 at Page 155-170.

The grantee herein assumes and agrees to pay the City of Simpsonville and Greenville County taxes on the within conveyed property for the tax year 1977 and all subsequent years.

This is the same property conveyed to the Grantor herein by deed of American Service Corporation of South Carolina recorded in the R.M.C. Office for Greenville County October 31, 1975 in Deed Book 1026 at Page 604.

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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) and 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 15th day of March 19 77.

SIGNED, sealed and delivered in the presence of

[Signature] (SEAL)

[Signature]
[Signature]

DOCUMENTARY STAMP TAX 71.00
SOUTH CAROLINA COUNTY DOCUMENTARY TAX 39.05
MARCH 1977

STATE OF SOUTH CAROLINA
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 written deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 15th day of March 19 77.

[Signature]
ROY E. NORLEBY (SEAL)
Notary Public for South Carolina
My commission expires 10-6-77

[Signature]

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 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 15th day of March 19 77.

[Signature]
ROY E. NORLEBY (SEAL)
Notary Public for South Carolina
My commission expires 10-6-77

[Signature]

RECORDED this day of March 15 1977 at 1:16 P. M. No. 21971

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