

P. M. BX 116, Greenville, S.C.
ASHMORE & HUNTER, ATTORNEYS, 110 Laurens Road, Greenville, South Carolina 29603

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

1980
JUNE 13
1980
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1980

BOOK 1127 PAGE 401

KNOW ALL MEN BY THESE PRESENTS, that BETTY O. SIMMONS

in consideration of TEN AND 00/100 (\$10.00) Dollars, Love and Affection.....

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto

JERRY D. SIMMONS, his heirs and assigns, forever:

ALL of my one half (1/2) interest in and to:

ALL that certain piece, parcel or lot of land with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, containing 5.49 acres, more or less, as shown on a plat of property of Jerry D. Simmons dated August 25, 1975, according to a survey made by J. L. Montgomery, III., and having, according to said survey, the following metes and bounds, to-wit:

BEGINNING at an iron pin in branch and running thence S. 25-38 E. 376 feet to an iron pin; running thence S. 29-18 E. crossing McKenny Road, 192.43 feet; running thence N. 58-56 E. 501.98 feet; running thence along Stokes property or Tract No. 3, N. 43-05 W. 586.19 feet to an iron pin at Horse Pen Creek; thence with Horse Pen Creek as the line, S. 53-09 W. 145.19 feet to a point; running thence S. 55-14 W. 54.28 feet to a point; running thence S. 61-35 W. 120.28 feet to a point; running thence S. 75-34 W. 20.5 feet to the point of beginning.

This description includes the greater portion of McKenny Road as it borders on this 5.49 acres. Reference to the plat recorded in Plat Book 5N at Page 18, is hereby craved for a more accurate description as to acreage and as to metes and bounds.

16-115-559.1-1-15.3

This conveyance is made subject to all restrictions, set back lines, roadways, easements and rights of way, if any, appearing of record, on the premises or on the recorded plat, which affect the property hereinabove described.

(Over)

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 13th day of JUNE, 1980

SIGNED, sealed and delivered in the presence of

Betty O. Simmons (SEAL)
Betty O. Simmons

S. Maurice Robinson
Lorraine A. Grace

_____(SEAL)
_____(SEAL)
_____(SEAL)

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

PROBATE

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 13th day of June, 1980

S. Maurice Robinson (SEAL)
Notary Public for South Carolina

Lorraine A. Grace

My commission expires: MY COMMISSION EXPIRES MARCH 1, 1989

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER N/A Woman Grantor

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wivest) 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 day of 19 at M. No.

0400

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