

FILED IN THE OFFICE OF THE CLERK OF COURT
GREENVILLE COUNTY SOUTH CAROLINA
AUG 12 12 04 PM '80
DORRIS R. HICKS, CLERK

NO TITLE CHECK

DEED TO REAL ESTATE - Prepared by LAWS AND DANIEL, 300 E. Coffee St., Greenville, S.C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

DEED OF REAL PROPERTY

For True Consideration See Affidavit
Book 40 Page 1394

KNOW ALL MEN BY THESE PRESENTS, that Marianna Roper Hodge, of the County of Greenville, State of South Carolina, for and in consideration of Five (\$5.00) Dollars, and other valuable consideration the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Thomas J. Pritchett and Janet N. Pritchett, and their heirs;

All of her undivided 1/4 right, title and interest in and to the following described property:

All that certain piece parcel or lot of land situate, lying and being in Greenville County, South Carolina, shown on a survey for W.C. Bates, et al., dated April 8, 1980 by W.R. Williams Jr., P.E./R.L.S. No. 3979, containing 7.27 acres and having according to said plat the following metes and bounds to-wit:

BEGINNING at an iron pin on S.C. Highway 414, joint corner of property of Mt. Arrarat Church and running thence with the said road N. 23-11 E. 242.1 feet to a point, thence with said road N. 16-32 E. 446.3 feet to an o.i.p.; thence N. 89-74 W. 646.1 feet to an o.i.p. on Brooks Drive; thence, with Brooks Drive S. 05-25 W. 179.7 feet to a point, thence with Brooks Drive S. 03-36 E. 103.9 feet to a point; thence with Brooks Drive S. 12-55 E. 205.5 feet to an iron pin on joint rear corner of property of Mt. Arrarat Church; thence with the line of the church S. 65-30 E. 426.1 feet to the point of beginning.

This conveyance is subject to all easements, restrictions, rights of way or covenants of record, on the plat or on the ground.

The Grantees' address is Marietta, South Carolina 29690.

By this deed, the grantor herein has conveyed to the grantees all of her right, title and interest in the above described property acquired by her under the Last Will and Testament of Mary Ellen Bates Roper, a copy of which is on file in the Greenville County Probate Court in Apartment _____, File _____. Prior to her death, the said Mary Ellen Bates Roper had entered into a contract for sale of the above described property to the grantees and the grantor herein has executed this deed to carry out the provisions thereof. The said Mary Ellen Bates Roper received her interest in the above described property under the Last Will and Testament of Grace M. Bates (widow of C.C. Bates), a copy of which is on (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 grantees(s), and the grantee's(s) heirs, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s) heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s) heirs, successors and assigns against the grantor(s) and the grantor's(s) heirs, successors and assigns 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 4th day of June 19 80
SIGNED, sealed and delivered in the presence of:
Marianna Roper Hodge (SEAL)
_____ (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 deed and that (s)he, with other witness subscribed above witnessed the execution thereof.

SWORN to before me this 12th day of June 1980
George B. O'Neil (SEAL)
Notary Public for _____
My commission expires: 10-8-80

Marianna Roper Hodge (SEAL)

STATE OF _____ }
COUNTY OF _____ }

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, 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 _____

Notary Public for _____
My commission expires: _____

RECORDED this _____ day of _____ 19 _____ at _____ M. No. _____

(CONTINUED ON NEXT PAGE)

(1) - 399-513.3-1-16.13 NOTED
out of 513.3-1-16

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