

DONNIE S. TANKERSLEY
R.M.C.

1097-811

WARRANTY DEED

STATE OF GEORGIA
COUNTY OF GWINNETT

MAR 5 1979
7 8 9 10 11 12 1 2 3 4 5 6

LAW OFFICES
JAMES W. GARNER
P. O. BOX 672
LAWRENCEVILLE, GA. 30245

THIS INDENTURE, Made the 21st day of February, in the year one thousand nine hundred seventy-nine, between

FRANK D. HYDEN

of the County of Gwinnett, and State of Georgia, as party or parties of the first part, hereinafter called Grantor, and

SARAH A. HYDEN, 2608 Bald Springs Rd. Decula, Ga 30211

as party or parties of the second part, hereinafter called Grantee (the words "Grantor" and "Grantee" to include their respective heirs, successors and assigns where the context requires or permits).

WITNESSETH that: Grantor, for and in consideration of the sum of ~~the sum of~~ the divorce agreement between the parties hereto dated 2-21-79

in hand paid at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold, aliened, conveyed and confirmed, and by these presents does grant, bargain, sell, alien, convey and confirm unto the said Grantee,

a one-half undivided interest in and to all that tract or parcel of land in Greenville County, State of South Carolina, shown on plat of property of Frank Hyden made by Jones Engineering Service in April, 1965, and having according to said plat the following metes and bounds, to wit:

BEGINNING at an iron pin the center lin of Pilot Road as shown on said plat and running thence South 48-56 East 152.5 feet, more or less, to the center line of the creek, shown on said plat and running thence along the center line of said creek and following the meanders thereof (a traverse line of said creek being as follows: North 25-23 East 100 feet to a point; North 59-18 East 100 feet to a point; North 2-04 West 100 feet to a point; North 12-32 East 182 feet to a point) to an iron pin in center line of creek; thence North 76-30 West 19.8 feet to an iron pin; thence South 41-04 West 425 feet to the place of beginning.

This property is the same conveyed to me by Eva B. Hester on June 9, 1965, being recorded in Office of Register of Mesne Conveyance for Greenville County, in Book 775, page 277.

311-466-1-2.7

TO HAVE AND TO HOLD the said tract or parcel of land, with all and singular the rights, members and appurtenances thereof, to the same being, belonging, or in anywise appertaining, to the only proper use, benefit and behoof of the said Grantee forever in FEE SIMPLE.

AND THE SAID Grantor will warrant and forever defend the right and title to the above described property unto the said Grantee against the claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has signed and sealed this deed, the day and year above written.

Signed, sealed and delivered in presence of:

Frank D. Hyden (Seal)
Sarah A. Hyden (Seal)
James W. Garner (Seal)
NOTARY PUBLIC

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