

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

FILED IN BOOK 681 PAGE 531

Know All Men by These Presents:

That We, Joe O. Charping and H. J. Martin

in the State aforesaid, in consideration of the sum of Twenty Thousand Six Hundred (\$20,600.00) DOLLARS,

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 Joseph M. Lender and Carole B. Lender,

All that certain piece, parcel or lot of land in Butler Township, Greenville County, State of South Carolina, near the City of Greenville, and being known and designated as Lot Number 37 of a subdivision known as McSwain Gardens, a plat of which is of record in the RMC Office for Greenville County in Plat Book GG at Page 75, and having the following metes and bounds, to-wit:

Beginning at a point on the northwestern side of Mimosa Drive at the joint corner of Lots 36 and 37, and running thence with the northwestern side of Mimosa Drive N. 55-04 E. 12 feet to a point; thence continuing with the northwestern side of Mimosa Drive N. 64-19 E. 75 feet to a point; thence following the curvature of the northwestern intersection of Mimosa Drive with McSwain Drive (the chord of which is N. 20-55 E. 36.4 feet) to a point; thence with the southwestern side of McSwain Drive N. 22-23 W. 136.5 feet to a point at the joint corner of Lots 37 and 38; thence S. 64-19 W. 119 feet to a point at the joint rear corner of Lots 36 and 37; thence S. 26-20 E. 163.3 feet to the point of beginning.

This is the same property conveyed to grantors by William R. Timmons, Jr., by deed recorded May 12, 1961 in deed volume 673 page 424, of the RMC Office for Greenville County, and is conveyed subject to recorded restrictions and rights of way.



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 their Heirs and Assigns forever.

And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s) Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s) Heirs 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 and seal this 12 day of September in the year of our Lord One Thousand Nine Hundred and sixty-one.

Signed, Sealed and Delivered in the Presence of

W. W. Wilkins
Genobia Cox



Joe O. Charping (Seal)
Joe O. Charping (Seal)
H. J. Martin (Seal)
H. J. Martin (Seal)

State of South Carolina, Greenville County

Personally appeared before me Genobia Cox

and made oath that she saw the within named grantor(s) Joe O. Charping and H. J. Martin sign, seal and as their act and deed deliver the within written deed, and that she, with W. W. Wilkins witnessed the execution thereof.

Sworn to before me this 12 day of September, A. D. 19 61
W. W. Wilkins (Seal)
Notary Public for South Carolina

Genobia Cox

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

I, Genobia Cox Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Elsie Mae B. Charping and Dorothy J. Martin wife of the within named Joe O. Charping and H. J. Martin did this day appear before me, and 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 Joseph M. Lender and Carole B. Lender, their Heirs and Assigns, all her interest and estate, and also all 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 12 day of September, A. D. 19 61
Genobia Cox (Seal)
Notary Public for South Carolina

Elsie Mae B. Charping
Dorothy J. Martin

Cancelled documentary stamps attached: S. C. \$; U. S. \$
Recorded this 12th day of September 19 61, at 3:27 P. M., No. 6802

277.3-5-3