

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY



Law, Greenville, S.C.

GREENVILLE CO. S. C.

FILED FEB 21 11 29 AM 1967 BOOK 814 PAGE 248

OLLIE FARNSWORTH

Know All Men by These Presents:

That We, J.C. Ballard and Mary T. Ballard in the State aforesaid, in consideration of the sum of Fourteen Thousand Nine Hundred Fifty (\$14,950.00)---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 Thomas E. Burgess and Eddie P. Burgess, their heirs and assigns forever:

All that lot of land with the buildings and improvements thereon situate on the Northwest side of Ridgecrest Drive, in the City of Greenville, in Greenville County, S.C. shown as Lot # 29 on Plat of Vista Hills recorded in the R.M.C. Office for Greenville County, S.C. in Plat Book "P" at Page 149 and being described as follows:

Beginning at an iron pin on the Northwest Side of Ridgecrest Drive, at the joint corner of lots 28 and 29, and runs thence along Ridgecrest Drive S.67-47 W. 100 feet to an iron pin; thence still along Ridgecrest Drive N.82-13 W. 60 feet to an iron pin on an unnamed Street; thence along said Unnamed Street, N.54-03 W. 85.8 feet to an iron pin; thence N.55-46 E. 178.6 feet to an iron pin; thence S. 31-22 E. 141.8 feet to the beginning.

This is the same property conveyed to us by deed of J.H. Maulding dated November 13, 1951, recorded in the R.M.C. Office for Greenville County, S.C. in Vol.445 at Page 523.

Grantees are to pay 1967 Taxes.

This conveyance is SUBJECT to all restrictions, set back lines, roadways, easements, and rights-of-way, if any affecting the above described property, and is subject to the right of way given by the city of Greenville for the purpose of widening Ridgecrest Drive, which is recorded in the RMC Office in Deed Book 748, page 561.

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 21st day of February in the year of our Lord One Thousand Nine Hundred and Sixty-seven

Signed, Sealed and Delivered in the Presence of

Nancy O. Collins
Patrick C. Fant

J.C. Ballard (Seal)
Mary T. Ballard (Seal)



State of South Carolina, Greenville County

Personally appeared before me Nancy O. Collins

and made oath that She saw the within named grantor(s) J.C. Ballard and Mary T. Ballard deliver the within written deed, and that She, with Patrick C. Fant their act and deed witnessed the execution thereof.

Sworn to before me this 21st day of February, A. D. 19 67
Patrick C. Fant (Seal)
Notary Public for South Carolina

Nancy O. Collins

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

I, Patrick C. Fant Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Mary T. Ballard wife of the within named J.C. Ballard 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 Thomas E. Burgess and Eddie P. Burgess, the 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 21st day of February, A. D. 19 67
Patrick C. Fant (Seal)
Notary Public for South Carolina

Mary T. Ballard

519-1891-2-15