

GREENVILLE CO. S. C.

Prepared by JOHN M. DILLARD, Attorney At Law, Greenville, South Carolina 29617

VOL 964 PAGE 689

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

For True Consideration See Affidavit
Book 36 Page 133

KNOW ALL MEN BY THESE PRESENTS, that T. FRANK HUGUENIN, JR. & THOMAS B. HUGUENIN

in consideration of Ten and No/100----- Dollars
and other valuable considerations
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release
unto STEVE SMALL, his heirs and assigns forever:

ALL that piece, parcel or lot of land, situate, lying and being on the North-western side of Quail Hill Drive, in Greenville County, Butler Township, South Carolina, being shown and designated as Lot No. 24 of QUAIL HILL ESTATES, as shown on a Plat of the Property of Thomas B. Huguenin and T. F. Huguenin, Jr., prepared by Campbell & Clarkson Surveyors, Inc., dated April 24, 1969, recorded in the RMC Office for Greenville County, S.C., in Plat Book TTT, page 201, and having according to said plat the following metes and bounds, to wit:

BEGINNING at an iron pin on the Northwestern side of Quail Hill Drive at the joint corner of Lots 24 and 25, and running thence with the line of Lot No. 25, N. 55-47 W., 222.2 feet to an iron pin; thence with the line of Lot No. 23, N. 48-36 E., 250 feet to an iron pin on the Southwestern side of Quail Hill Drive; thence with Quail Hill Drive, S. 41-24 E., 100 feet to an iron pin; thence with the curve of Quail Hill Drive, the chord of which is S. 5-45 E., 57.2 feet to an iron pin on the Northwestern side of Quail Hill Drive; thence continuing with Quail Hill Drive, S. 25-36 W., 175 feet to an iron pin, the beginning corner.

The above property is a part of the same conveyed to the Grantors herein by deed of Sallie C. Huguenin dated March 21, 1969, recorded in Deed Book 864, page 623, and is hereby conveyed subject to all rights of way, easements, agreements and restrictive covenants of record on the aforesaid recorded plat and on the premises and is also subject to restrictive covenants applicable to Quail Hill Estates, recorded in said RMC Office in Deed Book 871, page 579.

The Grantee agrees to pay Greenville County property taxes for the tax year 1971 and subsequent years.



13.75

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 24th day of August 19 71.

SIGNED, sealed and delivered in the presence of

[Signatures of witnesses]

[Signatures of Thomas B. Huguenin and T. Frank Huguenin, Jr.] (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 24th day of August 19 71

[Signature of Notary Public] (SEAL)
Notary Public for South Carolina
My commission expires: 1-10-80

[Signature of Notary Public]

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

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 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 24th day of August 19 71

[Signature of Notary Public] (SEAL)
Notary Public for South Carolina
My commission expires: 1-10-80

[Signatures of wife and husband]

M14.2-1-50
-599-