

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

1012 PAGE 212

KNOW ALL MEN BY THESE PRESENTS, that I, JAMES C. PHILLIPS

in consideration of -----FIVE AND 00/100 (\$5.00)----- Dollars,  
and love and affection  
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell  
and release ~~XXX~~ all my undivided one-half interest in the following described property  
unto MYRTLE R. PHILLIPS, her heirs, successors and assigns, forever:

ALL that lot of land with the buildings and improvements thereon situate on the south-  
east side of Queensbury Road near the City of Greenville, in Greenville County, South  
Carolina, being shown as Lot 122 on plat of Section 3 of Northwood Hills, recorded in  
the R.M.C. Office for Greenville County, South Carolina in Plat Book YY at Page 37,  
and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeast side of Queensbury Road at the joint corner  
of Lots 121 and 122 and runs thence along the line of Lot 121 S. 32-02 E. 130.2 feet  
to an iron pin; thence S. 88-37 E. 110.8 feet to an iron pin; thence with the line of  
Lot 123 N. 12-38 W. 243.3 feet to an iron pin on the southeast side of Queensbury Road;  
thence with the curve of Queensbury Road (the chord being S. 79-42 W. 19.2 feet) to an  
iron pin; thence still along Queensbury Road S. 41.43 W. 162 feet to the beginning corner.

This is the same property conveyed to the Grantor herein by deed of Charles Richard  
Perryman and Elizabeth Perryman dated August 30, 1971, and recorded in the R.M.C. Office  
for Greenville County, South Carolina in Deed Book 924 at Page 205.

This conveyance is SUBJECT to all restrictions, set back lines, roadways, easements  
and rights of way, if any, affecting the above described property.

-298-428-1-164

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or ap-  
partaining; 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 against every per-  
son whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 20th day of December, 19 74.

SIGNED, sealed and delivered in the presence of:

James C. Phillips (SEAL)  
JAMES C. PHILLIPS (SEAL)  
Bud [unclear] (SEAL)  
Jane B. Cantrell (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 20th day of December 19 74.

Jane B. Cantrell (SEAL) [Signature]  
Notary Public for South Carolina.

My commission expires 4-21-80

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 whomso-  
ever, renounce, release and forever relinquish unto the grantee(s) and the grantee's(s) heirs or successors and assigns, all her interest and es-  
tate, and all her right and claim of dower of, in and to all singular the premises within mentioned and released.

GIVEN under my hand and seal this  
20th day of December 19 74

Myrtle R. Phillips (SEAL)  
MYRTLE R. PHILLIPS  
Jane B. Cantrell (SEAL)

Notary Public for South Carolina.

My commission expires 4-21-80

RECORDED this day of DEC 23 1974 19 at 4:03 P.M. No. 15342

RECORDED

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