

TITLE TO REAL ESTATE—Love, Thornton, Arnold & Thomason, 410 E. Washington St., Greenville, S. C.

FILED GREENVILLE CO. S. C.

Vol 1034 139

STATE OF SOUTH CAROLINA )  
COUNTY OF GREENVILLE )

APR 5 3 02 PM '76  
DONNIE S. TANKERSLEY  
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that W. V. Nix

in consideration of Sixteen Thousand Two Hundred Fifty and no/100----- Dollars,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto John Michael Lee Simpson and Lisa Anne Ward

ALL that lot of land situate on the northern side of Ethelridge Avenue in the County of Greenville, State of South Carolina, being shown as Lot No. 5 and the eastern portion of Lot No. 3, on a plat of the property of Ethel Y. Perry Estate, dated September 1944, prepared by W. J. Riddle, Surveyor, recorded in Plat Book B, at Page 33, in the RMC Office of Greenville County, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Ethelridge Avenue at the joint front corner of Lot 5 and Lot 6, and running thence with Lot 6 N. 5-35 W. 162.5 feet to an iron pin at the joint rear corner of Lots 2, 3, 6, and 25; thence with Lot 2 S. 84-28 W. 55 feet to an iron pin; thence S. 5-35 E. 162.5 feet to an iron pin on Ethelridge Avenue at the joint front corner of Lot 4 and Lot 5; thence with Ethelridge Avenue N. 84-28 E. 56 feet to the point of beginning.

-235-169-3-23

This is the same property conveyed to the grantor by deeds recorded in Deed Book 288 at Page 278 and Deed Book 417 at Page 489, in the RMC Office for Greenville County. Grantors are to pay 1976 property taxes for county.

The above described property is conveyed subject to all restrictions, easements, rights-of-way and zoning ordinances, existing or of record which affect title of above-described property.

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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns against the grantor(s) and the grantor's(s') heirs, successors and assigns 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 5th day of April 19 76.

SIGNED, sealed and delivered in the presence of:

W. V. Nix (SEAL)  
W. V. NIX  
Donald R. McAlister (SEAL)  
DONALD R. McALISTER  
18.15  
PROBATE  
SOUTH CAROLINA DOCUMENTARY SEAL  
SOUTH CAROLINA DOCUMENTARY SEAL  
SOUTH CAROLINA DOCUMENTARY SEAL  
SOUTH CAROLINA DOCUMENTARY SEAL  
30 DOLLARS  
1 DOLLAR  
1 DOLLAR  
1 DOLLAR

STATE OF SOUTH CAROLINA )  
COUNTY OF GREENVILLE )

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 deed and that (s)he, with other witness subscribed above witnessed the execution thereof.

SWORN to before me this 5th day of April 19 76.

Donald R. McAlister (SEAL)  
Notary Public for South Carolina Donald R. McAlister  
My commission expires: 8-4-79  
James P. Brownlee

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, 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

5th day of April 1976.  
Donald R. McAlister (SEAL)  
Notary Public for South Carolina Donald R. McAlister  
My commission expires: 8-4-79  
James P. Brownlee

RECORDED this day of APR 5 1976 at 3:02 P. M., No. 25514

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