

FILED
GREENVILLE CO. S. C.

Vol 1083 Page 616

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that Bankers Trust of South Carolina, N.A., as Executor and Trustee under Last Will and Testament of John T. Douglas, deceased, and Faust Nicholson

In consideration of FOUR THOUSAND FIVE HUNDRED 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 Samuel B. Rouse, his heirs and assigns, forever,
106 Augusta Street, Greenville, S. C. 29601

ALL that lot of land situate on the Southwest side of Ridgeway Drive in the City of Greenville in Greenville County, S. C., being shown as Lot No. 142 and a portion of Lot No. 144 on plat of East Lynne Addition, made by Dalton & Neves, Engineers, April 1940, recorded in the RMC Office for Greenville County, S. C. in Plat Book H, Page 220, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southwest side of Ridgeway Drive at the joint front corner of Lots 141 and 142, and runs thence along said Ridgeway Drive, S. 37-32 E. 124.5 feet to an iron pin; thence along the line of Lot No. 145, S. 32-31 W. 86 feet to an iron pin in the joint line of Lot No. 144 and 145; thence Northwesterly, 55 feet, more or less to an iron pin at the joint rear corner of Lots 142 and 143; thence N. 61-10 W. 50 feet to an iron pin; thence with the line of Lot No. 141, N. 28-50 E. 125.5 feet to an iron pin on the Southwest side of Ridgeway Drive, the beginning corner.

TOGETHER with all the Grantor's interest in and to that easement 3 feet in width along the Northwest side of Lot No. 144, said easement running from the rear of the above described property to Sycamore Drive and is more particularly described in deed from Conyers & Gower Inc. to S. L. Robertson, dated March 4, 1950, recorded in the RMC Office for Greenville County, S. C. in Deed Book, 404, Page 189.

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

Grantee to pay 1978 taxes.

Being the same property conveyed to John T. Douglas and Faust Nicholson by Conyers & Gower Inc. December 5, 1967 by deed recorded in the R. M. C. Office for Greenville (S. C.) County in Book 835, Page 573 .

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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)' heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(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)' heirs or successors and assigns, forever.

WITNESS the grantor(s)' hand(s) and seal(s) this 29th day of March 1978 Bankers Trust of South Carolina, N.A., as Executor and Trustee under Last Will and Testament of John T. Douglas, deceased (SEAL)

SIGNED, sealed and delivered in the presence of:

Virginia H. Livingston (SEAL)
Faust Nicholson (SEAL)
By: R. David Massey (SEAL)
Faust Nicholson (SEAL)

STATE OF SOUTH CAROLINA } PROBATE
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)' 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 29th day of March 1978
Notary Public for South Carolina. Virginia H. Livingston (SEAL)

My Commission Expires 12/14/80

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER Second Grantor Widower
COUNTY OF } 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 whatsoever, renounce, release and forever relinquish unto the grantee(s) and the grantee(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 19 day of 19 (SEAL)
Notary Public for South Carolina.

RECORDED this day of JUL 24 1978

257-11-11/16 at 10:27 A.M. 2312

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