

105 Sylvan Way
City STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

VOL 1086 PAGE 638

KNOW ALL MEN BY THESE PRESENTS, that Ryan B. Hamer

in consideration of Twelve Thousand Five Hundred and 00/100 (\$12,500.00) -----Dollars,

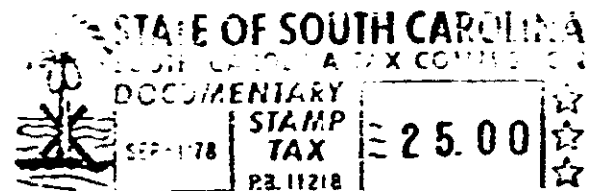
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Edward R. Hamer, Jr. and Claudia A. Hamer, their heirs and assigns,

ALL MY RIGHT, TITLE AND INTEREST, THE SAME BEING AN UNDIVIDED ONE-FOURTH (1/4) INTEREST, IN AND TO THE FOLLOWING DESCRIBED PROPERTY:

All that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, about three and a quarter miles Southeastward from Greenville Court House, between the Augusta Road and Reedy River, South of the Greenville Country Club Golf course, having a frontage of One Hundred Fifty Three and two-tenths (153.2) feet, more or less, on the East side of Sylvan Way, composed of lots numbered 112, 113, 114, 115 and 116, as shown on Dalton & Neves' plat of Marshall Forest, made in October 1928, and recorded in the Office of the Register of Mesne Conveyances for said County in Plat Book "A", on Pages 133 and 134, and having such metes and bounds as are shown on said plat. The title hereby conveyed is subject to the provisions of the "protective covenants" (intended to enable owners of lands in this subdivision to borrow from Federal Housing Administration) dated October 18, 1941, and recorded in said office in Deed Book 238, at Page 289, and to the additional covenant that no dwelling costing less than Six Thousand (\$6,000.00) Dollars shall be erected on said premises or any portion thereof.

This is the same property conveyed to Katharine F. Hamer by deed of Edward R. Hamer dated May 25, 1949 and recorded in the RMC Office for Greenville County, S. C. in Deed Book 383, at Page 197. The said Katharine F. Hamer died testate on December 31, 1973, devising the within property to Edward R. Hamer. See Apartment 1313, File 21, Office of the Probate Judge for Greenville County, S. C. The said Edward R. Hamer died testate on January 8, 1978, devising a portion of the property described hereinabove to the grantor herein. See Apartment 1497, File 2, Office of the Probate Judge for Greenville County.

- 519-210-3-59



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 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 31st day of August, 1978

SIGNED, sealed and delivered in the presence of

Ryan B. Hamer (SEAL)
Ryan B. Hamer

Virginia B. McEwen
Jane J. McEwen

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 31st day of August, 1978

Jane J. McEwen (SEAL)
Notary Public for South Carolina
My commission expires 8/12/80

Virginia B. McEwen

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 undesignated 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 singular the premises within mentioned and released.

GIVEN under my hand and seal this 31st day of August, 1978
Jane J. McEwen (SEAL)
Notary Public for South Carolina
My commission expires 8/12/80

Lynda B. McEwen

RECORDED this 1st day of SEP 1 1978

at 4:18 P.M. 7173

1086 638

4328 RV-2