

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

FILED  
GREENVILLE CO. S.C.  
MAY 22 4 00 PM '79

GRANTEE'S ADDRESS: 110 Blue Ridge Dr.  
Fountain Inn, SC  
29644

KNOW ALL MEN BY THESE PRESENTS, that LARRY E. JAMES, DONNIE S. JAMES, and K.M.C.

VOL 1103 PAGE 60

in consideration of TWENTY NINE THOUSAND NINE HUNDRED AND NO/100---(\$29,500.00) Dollars,

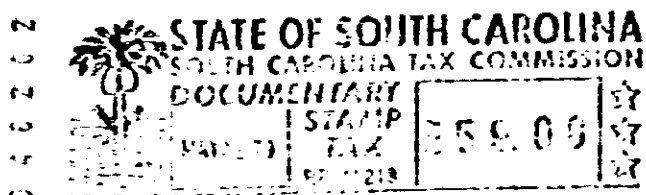
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto MARGARET B. GROGAN, HER HEIRS AND ASSIGNS FOREVER:

ALL that piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, being known and designated as Lot No. 28, Blue Ridge Drive as shown on plat prepared by R. B. Bruce, FLS #1952, entitled Woodfield Heights, Section 2, which plat is of record in the RMC Office for Greenville County in Plat Book PPP, Page 109 and a more recent plat of Margaret B. Grogan prepared by J. L. Montgomery, III, RLS dated May 15, 1979 and recorded in the RMC Office for Greenville County in Plat Book 7-F, Page 18, and having according to the more recent plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on Blue Ridge Drive and running thence with said Drive S. 34-20 W., 100.0 feet to an iron pin; thence S. 55-40 E., 263 feet to an iron pin; thence along the rear of the lot N. 24-01 E., 101.6 feet to an iron pin; thence N. 55-40 W., 244.9 feet to an iron pin on Blue Ridge Drive, the point of beginning.

This is the identical property conveyed to the grantor by deed of Phillips Development Corporation as recorded in the RMC Office for Greenville County in Deed Book 984, Page 165 recorded 9/17/73.

This conveyance is made subject to any restrictions, reservations, zoning ordinances or easements that may appear of record, on the recorded plat (s) or on the premises.



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 18 day of May, 1979

SIGNED, sealed and delivered in the presence of:

*[Signatures]*

*[Signature]* (SEAL)  
LARRY E. JAMES (SEAL)  
(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 18 day of May, 1979

*[Signature]* (SEAL)  
Notary Public for South Carolina.

*[Signature]*

My commission expires 2/28/83

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 singular the premises within mentioned and released.

GIVEN under my hand and seal this 18 day of May, 1979

*[Signature]* (SEAL)  
Notary Public for South Carolina.

*[Signature]*  
LINDA JAMES

My commission expires 2/28/83

RECORDED this MAY 22 1979 at 4.00 P.M., No. 31250

0060

4328 RV-2