

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

SEP 1 4:00 PM '82
J. GANNON TANKERSLEY
R.M.C.

VOL 1173 PAGE 199

KNOW ALL MEN BY THESE PRESENTS, that Artist E. Richards

in consideration of Five Hundred Dollars and no/100's (\$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 Lee F. Alexander and James C. Alexander, their heirs and assigns forever,

All of his interest in that certain tract of land near the City of Greenville in the County of Greenville, State of South Carolina, on the southwestern side of Edgemont Avenue Extension containing 1.7 acres, more or less, shown as Tract No. 5 of the J. B. Banks Property, according to a plat recorded in said R. M. C. Office for Greenville County in Plat Book LL at page 151 and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwestern side of Edgemont Avenue Extension and running thence S. 58-44 W. 507.4 feet to an iron pin; thence running S. 56-48 E. 136.5 feet to an iron pin on a branch; thence running down the branch as the line to a point at the corner of Tract No. 4 (the traverse lines of said branch as follows: N. 43-55 E. 115.1 feet to an iron pin; thence N. 88-18 E. 239.6 feet to an iron pin); thence running along the rear line of Tract No. 4 N. 35-36 W 81.3 feet to an iron pin; thence still running along the line of Tract 4 N. 78-46 E. 156 feet to an iron pin on Edgemont Avenue Extension; thence along said avenue N. 34-58 W. 199.4 feet to the beginning corner.

13 (308) B11-1-7

This is the property conveyed to the grantor by Deed of Nancy B. Mann and Gordon E. Mann dated the 27th day of February, 1981 and recorded in Deed Book 1143 at Page 400 in the R.M.C. Office for Greenville County.

As a part of the consideration, the grantee assumes and agrees to pay a balance due on a Mortgage to Southern Bank and Trust Company recorded in Mortgage Book 1407, at Page 633, having a remaining balance of approximately Fifteen Thousand Dollars and no/100's (\$15,000.00).

RECORDED BY
SEP 1 1982

GREENVILLE COUNTY
RECORDING TAX
00.55

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 15th day of Feb, 1982.

SIGNED, sealed and delivered in the presence of:

Nancy Culbertson

Artist E. Richards (SEAL)

_____ (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 15th day of February, 1982
Nancy Culbertson (SEAL)

Notary Public for South Carolina.

My commission expires _____

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 15th day of February, 1982
Nancy Culbertson (SEAL)

Notary Public for South Carolina.

My commission expires _____

RECORDED this SEP 1 1982 at 4:00 P. M., No. 50000

4328 RV-21