

557-06

TITLE TO REAL ESTATE-Prepared by HINSON, TRAXLER & HAMER,

STATE OF SOUTH CAROLINA,

GREENVILLE COUNTY

JUL 12 4 29 PM 1956



Know All Men by These Presents:

OLLIE FARNSWORTH

That LOIS V. PHILLIPS in the State aforesaid, in consideration of the sum of EIGHT HUNDRED SEVENTY-FIVE AND NO/100- DOLLARS,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said H. S. HAYNES, his heirs and assigns:

All that certain piece, parcel or lot of land, situate, lying and being on the South side of High Valley Boulevard, near the City of Greenville, in Gantt Township, Greenville County, South Carolina, being known and designated as the major portion of Lot No. 53, Section 1, Plat of Fresh Meadow Farms, made by M. H. Woodward, May 21, 1945, recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book "M", page 127 (see also Plat Book "S", page 61), and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the South side of High Valley Boulevard, joint front corner Lots 52 and 53, and running thence S. 8-37 W. 250 feet to an iron pin, joint rear corner Lots 52 and 53; thence N. 81-23 W. 70 feet to a point; thence through Lot No. 53 N. 8-37 E. 250 feet to a point on the South side of High Valley Boulevard; thence along the South side of High Valley Boulevard, S. 81-23 E. 70 feet to an iron pin, the point of beginning; and being all of Lot No. 53 except a 17 foot strip on the Westerly side thereof.

This property is subject to the restrictive covenants applicable to Fresh Meadow Farms which are now of record in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 289, page 8.

Grantee to pay 1956 taxes.

TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining.

TO HAVE AND TO HOLD all and singular the said Premises before mentioned unto the grantee(s) hereinabove named, and his Heirs and Assigns forever.

And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s) Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s) Heirs and Assigns against the grantor(s) and the grantor's(s) Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor's(s) hand and seal this 5th day of July in the year of our Lord One Thousand Nine Hundred and Fifty-Six.

Signed, Sealed and Delivered in the Presence of

Handwritten signatures of Juanita B. Cleland and Edward Ryan Hamer.

Lois V. Phillips (Seal) and four blank lines for seals.

State of South Carolina,

Greenville County

Personally appeared before me Juanita B. Cleland

and made oath that she saw the within named grantor(s) Lois V. Phillips sign, seal and as her act and deed deliver the within written deed, and that she, with Edward Ryan Hamer witnessed the execution thereof.

Sworn to before me this 5th day of July, A. D. 1956.

Edward Ryan Hamer (Seal) Notary Public for South Carolina

Handwritten signature of Juanita B. Cleland.

State of South Carolina,

Greenville County

RENUNCIATION OF DOWER GRANTOR A WOMAN

I,

Notary Public, do hereby certify

unto all whom it may concern, that Mrs. wife of the within named did this day appear before me, and 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 or persons whomsoever, renounce, release, and forever relinquish unto Heirs and Assigns, all her interest and estate, and also all her right and claim of Dower of, in or to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this day of A. D. 1956 (Seal) Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$; U. S. \$ Recorded this 12th day of July 1956 at 4:29 P.M. M., No. #17746

wb12-3-3

WG 1.2-3-3.1 (OUT OF WG 1.2-3-3)