

TITLE TO REAL ESTATE—Prepared by HAYNSWORTH, PERRY, 1957A

STATE OF SOUTH CAROLINA,
County of GREENVILLE

OLLIE FAYNSWORTH
R.M.C.



KNOW ALL MEN BY THESE PRESENTS That we, G. S. Hayes and Flora K. Hayes
in the State aforesaid,

in consideration of the sum of TWENTY-EIGHT HUNDRED AND NO/100 (\$2,800.00)-----
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

JOAN S. MIKELL AND JOHN J. MIKELL, their Heirs and Assigns, forever:

All that certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, in Butler Township, being known and designated as Lot No. 23, as shown on plat of property of Morningside, as made by Dalton & Neves, Engineers, in December 1952, which plat is of record in the R. M. C. Office for said County and State in Plat Book EE, at pages 2 and 3, reference to which plat is hereby made, said lot of land being described by metes and bounds as follows, to-wit:

BEGINNING at an iron pin on the Northeastern side of Richbourg Road as shown on said plat at the corner common to Lots 22 and 23, and running thence N. 43-28 E. along the dividing line between Lots 22 and 23, 197.2 feet to an iron pin; thence S. 47-38 E. 125 feet to an iron pin at the corner of Lot 24; thence along the dividing line between Lots 23 and 24, S. 43-28 W. 197.4 feet to an iron pin on the Northeastern side of Richbourg Road; thence N. 47-24 W. along said Northeastern line of Richbourg Road 125 feet to the place of beginning.

This is the identical property conveyed to the grantors herein by deed of Lide L. Richbourg and Lila M. Richbourg dated May 29, 1953, and recorded in the R.M.C. Office for Greenville County, S. C., in Deed Book 481, at page 378.

This property is subject to the restrictions and reservations set out in an instrument of writing dated January 20, 1953, and recorded in the R. M. C. Office for said County and State in Deed Book 470, at page 369, reference to which is hereby expressly made as a part of this conveyance, and is subject to the following additional restrictions: "All tanks, barrels and containers for fuel oil shall be placed below the surface of the ground or concealed."

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, their 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 grantor's(s) Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor(s) hand s and seal s this 28th day of June in the year of our Lord One Thousand Nine Hundred and Fifty-seven

Signed, Sealed and Delivered in the Presence of
Byrdie K. Smith
Furman C. Smith

G. S. Hayes (Seal)
Flora K. Hayes (Seal)

STATE OF SOUTH CAROLINA,
County of GREENVILLE

Personally appeared before me Byrdie K. Smith and made oath that she saw the within named grantor(s) sign, seal and as their act and deed deliver the within written deed, and that she, with Furman C. Smith witnessed the execution thereof.

Sworn to before me this 28th day of June, A. D. 1957
Furman C. Smith (Seal)
Notary Public for South Carolina

Byrdie K. Smith

STATE OF SOUTH CAROLINA,
County of GREENVILLE

RENUNCIATION OF DOWER
I, Furman C. Smith, a Notary Public for S. C.

do hereby certify unto all whom it may concern, that Mrs. Flora K. Hayes wife of the within named G. S. Hayes did this day appear before me, and upon being privately and separately examined by me, did declare that she does freely, voluntarily, and without compulsion, dread or fear of any person or persons whomsoever, renounce, release, and forever relinquish unto the grantee(s), and their 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 28th day of June, A. D. 1957
Furman C. Smith (Seal)
Notary Public for South Carolina

Flora K. Hayes

Recorded July 1, 1957 at 11:01 A.M. # 15524
277.1-1-2

