

JUL 2 4 46 PM '70

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OLLIE FARNSWORTH  
R. M. C.

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that I, J. F. SHUMATE

in consideration of Twenty-Two Thousand Five Hundred and no/100 (\$22,500.00)-----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 JOSEPH D. GERMINO and DOROTHY R. GERMINO, their heirs and assigns forever:

ALL that piece, parcel, or lot of land, situate, lying, and being in the  
City of Greenville, County of Greenville, State of South Carolina, and being  
shown as Lot No. 2, Block No. 14 on a plat of Boyce Lawn Addition recorded  
in the R. M. C. Office for Greenville County, South Carolina in Plat Book  
"A" at page 179, and having according to a survey, dated May 28, 1970, made  
by C. O. Riddle, Reg. L. S., the following metes and bounds, to-wit:

BEGINNING at an iron pin on the south side of Pettigru Street at a point  
71.67 feet east of Boyce Avenue at the joint front corner of Lots Nos. 1  
and 2, Block 14, and running thence S 14-46 E, 194.4 feet along the common  
line of Lot No. 1 and 2 to an iron pin; thence N 76-45 E, 66.67 feet to an  
iron pin; thence N 14-46 W, 194.4 feet to an iron pin on the southern side  
of Pettigru Street; thence with said street S 76-45 W, 66.67 feet to the  
point of beginning and being the same property conveyed to J. F. Shumate  
by Charles W. and Nina A. Davenport by deed recorded in Deed Book 753 at  
page 317.

This conveyance is made subject to all restrictions, easements, and rights-  
of-way affecting said property.

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together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or apper-  
taining; 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 law-  
fully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 2<sup>nd</sup> day of July 1970.

SIGNED, sealed and delivered in the presence of:

J. F. Shumate & (SEAL)  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
(SEAL)  
(SEAL)  
(SEAL)

Loretta Hart  
Eddie R. Harbin

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 2<sup>nd</sup> day of July 19 70

Eddie R. Harbin (SEAL)  
Notary Public for South Carolina. NOTARY PUBLIC FOR SOUTH CAROLINA  
My commission expires MY COMMISSION EXPIRES AUGUST 16, 1977  
Loretta Hart

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER NOT NECESSARY

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 re-  
linquish 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 and singular the premises within mentioned and released.

GIVEN under my hand and seal this  
day of 19

\_\_\_\_\_  
(SEAL)

Notary Public for South Carolina.

RECORDED this 2 day of July 19 70 at 4:46 P. M., No. 269

501-41-5-17