

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

FILED
GREENVILLE CO. S. C.

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JUL 28 1 12 PM '70

KNOW ALL MEN BY THESE PRESENTS, that Cecil McClimon OLLIE FARNSWORTH
R. M. C.

in consideration of Three Thousand and no/100 (\$3,000.00) ----- 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 Keith R. Smith and Donna O. Smith, their heirs and assigns forever

ALL that piece, parcel or lot of land in Chick Springs Township, Greenville County, South Carolina, located on the southern side of Bent Creek Drive and being shown and designated as all of Lot No. Twenty-three (23) on plat of property entitled "King Acres", made by John A. Simmons, Surveyor, dated August 10, 1963 and recorded in Plat Book YY, at Page 153 in the R.M.C. Office for Greenville County, South Carolina and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Bent Creek Drive at the joint front corner of Lots Nos. 23 and 24 and running thence South 45-28 W., 366.4 feet as the common line of said Lots to an iron pin on Payne property line; thence North 65-43 W., 107.3 feet to the rear corner of Lot No. 22; thence with the line of Lot No. 22, north 45-28 E., 405.2 feet to said Drive; thence with Bent Creek Drive South 44-32 E., 100 feet to the beginning corner.

Grantee to pay 1970 Greenville County Property Taxes.

This conveyance is made subject to any and all existing and recorded easements, rights of way, restrictions and/or protective covenants.



3.30

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 27 day of July, 19 70.
SIGNED, sealed and delivered in the presence of: Cecil McClimon (SEAL)

[Signatures] (SEAL)
[Signatures] (SEAL)
[Signatures] (SEAL)

STATE OF SOUTH CAROLINA } PROBATE
COUNTY OF Greenville }
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 27 day of July, 19 70.
[Signatures] (SEAL) *[Signature]* Dianne C. Carson
Notary Public for South Carolina My Commission Expires January 1, 1971
My Commission Expires _____

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER
COUNTY OF Greenville }
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 and singular the premises within mentioned and released.
GIVEN under my hand and seal this 27 day of July, 1970.
[Signature] (SEAL) *[Signature]* Janie L. McClimon
Notary Public for South Carolina My Commission Expires: 5-18-80 19 70 at 1:12 P. M., No. 2251
RECORDED this 28 day of July 19 70

-286- T10.4-1-23