

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

FILED
GREENVILLE CO. S. C.

SEP 23 10 20 AM '70

KNOW ALL MEN BY THESE PRESENTS, that R. G. RIDGEWAY

OLLIE FARNSWORTH
R. H. C.

in consideration of One and No/100-----Dollars,
love and affection
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release
unto GRACE H. RIDGEWAY, her heirs and assigns;

ALL of those certain pieces, parcels or lots of land situate, lying and being near the City of Greenville, Greenville County, State of South Carolina, being known and designated as Lots Nos. 53 and 54 of Hudson Acres as shown on plat thereof recorded in the RMC Office for Greenville County in Plat Book Y, at page 39; and said lots having the following metes and bounds according to said plat:

BEGINNING at an iron pin on Greenwood Avenue, joint front corner of Lots Nos. 52 and 53 and running thence S. 29-50 W. 200.8 feet to an iron pin at rear corner of Lots Nos. 48 and 49; thence along the rear line of Lot No. 48, N. 59-15 W. 189.6 feet to an iron pin, rear corner of Lots Nos. 47 and 48; thence along rear line of Lot No. 47, N. 34-30 W. 89.6 feet to an iron pin; thence N. 34-30 W. 27 feet along the rear line of Lot No. 46 to an iron pin, joint rear corner of Lots Nos. 45 and 46; thence along the rear line of Lot No. 45, N. 8 W. 99.4 feet to an iron pin, joint rear corner of Lots Nos. 44 and 45; thence along the rear line of Lot No. 44, N. 3-40 W. 196.7 feet to an iron pin, joint rear corner of Lots Nos. 43 and 44; thence S. 79-10 E. 229 feet to an iron pin on Greenwood Avenue, joint front corner of Lots Nos. 54 and 55; thence along Greenwood Avenue, S. 6 E. 100 feet to an iron pin; thence S. 12-45 E. 50 feet to iron pin, joint front corner of Lots Nos. 53 and 54; thence S. 25-15 E. 50 feet; thence S. 35 E. 50 feet; thence S. 45-45 E. 50 feet to the beginning corner on Greenwood Avenue.

Except a 125 foot frontage of Lot 53 which has been deeded to Clara Rodgers Connors by deed recorded in Deed Volume 746, Page 49.

ALSO the rear portion of Lots 46 and 47, as shown on plat of Hudson Acres, which plat is recorded in the RMC Office for Greenville County, South Carolina, in Plat Book Y, Page 39.

This conveyance is made subject to any restrictions, rights-of-way, or easements that may appear of record on the recorded plat(s) or on the premises.

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 22nd day of September 1970

SIGNED, sealed and delivered in the presence of:

Peggy McKinney
Edward R. Hamer

R. G. Ridgeway (SEAL)

(SEAL)

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

PROBATE

Grantee is wife of Grantor.

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 22nd day of September 19 70

Edward R. Hamer (SEAL)
Notary Public for South Carolina.

Peggy McKinney

(SEAL)

My Commission Expires September 3, 1978

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 and singular the premises within mentioned and released.

GIVEN under my hand and seal this 22nd day of September 1970

Notary Public for South Carolina.

RECORDED this 23rd day of September 19 70 at 10:20 A. M., No. #7150

29855-1-512-951-