

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that I, C. L. PHILLIPS

in consideration of TWENTY NINE THOUSAND FIVE HUNDRED (\$29,500.00) ----- 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 CHARLES A. SHORT & VIRGINIA W. SHORT, their heirs and assigns,

All that tract of land in the county of Greenville, state of South Carolina, containing 4 acres as shown on revised plat entitled "Property of Charles A. Short" prepared by Kermit T. Gould Surveyor, May 21, 1975 and having according to said plat the following metes and bounds, courses and distances, to-wit:

Beginning at an iron pin (stone) approximately 12 feet south of the southwest side of Parnell Bridge Road; thence crossing Parnell Bridge Road N. 80-30 E. 650.3 feet to an iron pin (stone); thence N. 39-30 E. 185 feet to an iron pin corner of C. L. Phillips property; thence with a new line through said property N. 57-49 W. 380.9 feet to an iron pin in the center of a right of way of REA; thence with the center of said right of way S. 27-10 W. 189 feet to an iron pin; thence with line of Parnell Property S. 75-00 W. 361 feet to a point (w.o.); thence continuing with the line of said property S. 2-00 W. 195.5 feet to the beginning corner.

This conveyance is made subject to an easement for a driveway 18 feet in width running from Parnell Bridge Road along the southerly edge of the within described tract to the property of C. L. Phillips adjoining this tract on the north boundary for ingress and egress to the Phillips property.

This is a portion of the property conveyed to grantor by Theron E. Parnell by deed dated April 27, 1963 recorded April 6, 1974 in deed vol. 746 page 120 of the RMC Office for Greenville County, S. C. Also see deed from Robert L. Johnston to Charles A. Short, dated May 30, 1975.

This conveyance is made subject to applicable zoning ordinances, any recorded restrictions, easements or rights of way that may affect the property, as shown on the plat or on the ground.

522.1-1-10.3
-355-OUT OF 522.1-1-10.1



3245

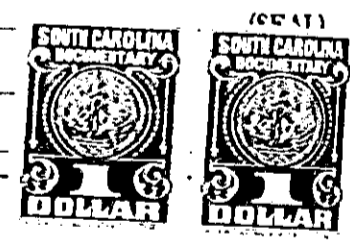
together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining, to have and to hold all and singular the premises before mentioned unto the grantee(s), and the grantee(s)'s heirs or successors and assigns, forever. 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 30 day of May, 19 75.

SIGNED, sealed and delivered in the presence of

W. W. Wilkins
James W. Wilkins

C. L. Phillips



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 30 day of May 19 75

W. W. Wilkins (SEAL)
Notary Public for South Carolina
My commission expires 11/23/80

Clarence W. Hean

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 30 day of May 19 75

W. W. Wilkins (SEAL)
Notary Public for South Carolina
My commission expires 11/23/80

May Lee M. Phillips

RECORDED this day of MAY 30 1975 at M. No. 28104

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