

JUN 30 3 25 PM '75

THIS DEED FOR REAL ESTATE Prepared by **BYRON E. PETERSON** Esq. at Law, Greenville, S. C.

R.M.C.

VCL 1020 PAGE 564

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that **WILLIAM P. BOGAN**

in consideration of **One Dollar and Division of Property** ----- 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

R. M. GAFFNEY, his heirs and assigns, forever, all my right, title, interest and estate, the same being an undivided one-half interest therein, in and to:

ALL that piece, parcel or strip of land 15.24 feet in width situate, lying and being on the easterly side of S. C. Highway No. 291 and being a portion of Lot 5 as shown on a plat of the property of J. H. Sitton dated April 13, 1955, and recorded in the R. M. C. Office for Greenville County in Plat Book II, Page 127.

Grantor and Grantee and others heretofore owned, as tenants in common, lots 4 and 5 as shown on the above mentioned plat. From time to time, portions of these lots were sold off and the interest of other co-tenants purchased by Grantor and Grantee so that the remaining property owned by them constituted a ten (10) foot strip of lot 4 and a 28.48 foot strip of lot 5. It is the intention of Grantor and Grantee to divide equally the remaining property so that Grantee will own in fee simple the southern one-half of said property and Grantor, the northern one-half thereof. See deed of even date wherein Grantee conveys to Grantor his undivided one-half interest in the northern one-half of this property. For derivation, see, among others, deeds recorded in Deed Book 882, Page 269, Book 769, Page 434, Book 640, Page 87, and Book 600, Pages 15 and 21.

This conveyance is subject to all restrictions, set back lines, roadways, easements and rights-of-way, if any, appearing of record, on the premises or on the recorded plat, which affect the property hereinabove described.

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)'s heirs, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s)'s heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s)'s heirs, successors and assigns against the grantor(s) and the grantor's(s)'s heirs, successors and assigns and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s)'s hand(s) and seal(s) this 29th day of June 19 75

SIGNED, Sealed and delivered in the presence of

Andrea Lee (SEAL) William P. Bogan (SEAL)
Dorothy L. Loney (SEAL) _____ (SEAL)

_____ (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)'s act and deed deliver the within deed and that s/he, with other witness subscribed above witnessed the execution thereof.

SWORN to before me this 29th day of June 19 75

Andrea Lee (SEAL) Dorothy L. Loney
Notary Public for South Carolina
My commission expires: 9-15-79

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)'s heirs, 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 29th day of June 19 75
Andrea Lee (SEAL) William P. Bogan

Notary Public for South Carolina
My commission expires: 9-15-79

RECORDED this _____ day of JUN 30 1975 19 _____ at 3:36 P.M. No. 30975

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