

APR 8 2 16 PM '76

TITLE TO REAL ESTATE- Offices of HILL, DONNIE S. & WANKETLEY, Attorneys at Law, 100 Williams St., Greenville, S.C. VOL 1034 PAGE 382

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that Dennis George Bikas

in consideration of One and no/100 (\$1.00)----- Dollars.
and 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 Gus Dennis Bikas, his heirs and assigns, forever,

All that piece, parcel or lot of land, with all improvements thereon, situate, lying and being in the County of Greenville, State of South Carolina, in the City of Greenville, situate on the northwestern corner of the intersection of Hampton Avenue and Lloyd Street, and having the following metes and bounds, to wit:

BEGINNING at an iron pin on the southwestern side of Hampton Avenue, and running thence along said Avenue, in a southeasterly direction 64 feet to an iron pin at the corner of Hampton Avenue and Lloyd Street; thence along the northwestern side of Lloyd Street, in a southwesterly direction, 98.8 feet to an iron pin; thence in a northwesterly direction, 63.9 feet to an iron pin; thence in a northeasterly direction, 104 feet to an iron pin on Hampton Avenue, at the point of beginning.

This conveyance is made subject to all restrictions, easements, rights of way, and roadways if any, affecting the above described property.

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DERIVATION: Deed Book 912, page 589
Deed Book 831, page 12.

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)' heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(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)' 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 6 day of April 19 76.

SIGNED, sealed and delivered in the presence of:

Dennis George Bikas (SEAL)
Dennis George Bikas

Dandra J. Gary
John F. Wyatt

_____(SEAL)
_____(SEAL)
_____(SEAL)

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

SWORN to before me this 6 day of April 19 76

Dandra J. Gary (SEAL)
Notary Public for South Carolina.

John F. Wyatt

My Commission Expires 6/7/79

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)' 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

6 day of April 19 76

John F. Wyatt (SEAL)
Notary Public for South Carolina.

NANCY BIKAS

My Commission Expires 6/17/79

RECORDED this _____ day of APR 8 1976 19 at 2:16 P. M., No. 25879

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