

TITLE TO REAL ESTATE Gaddy and Davenport, Attorneys at Law, Greenville, S. C. 29603

11 23 1976
DONNIE S. BANKERSLEY
R.M.C.

1034 545

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOWN ALL MEN BY THESE PRESENTS, that Peggy Joyce M. Hobson, William Bennett McDonald, Sharon Ann M. Barker and Bunny Sue M. Phillips

in consideration of One and No/100 (\$1.00)-----Dollars,
love and affection for our mother, the grantee herein;

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Mabel W. McDonald, her heirs and assigns, forever:

ALL OF OUR RIGHT, TITLE AND INTEREST IN AND TO THE FOLLOWING DESCRIBED PROPERTY:

ALL that certain piece, parcel, or lot of land, with all improvements thereon, situate, lying and being in the State of South Carolina, County of Greenville, in Greenville Township, being known and designated as Lot No.27 of a subdivision known as Oak Crest, Section 1, property of Brown, Inc., as shown on plat thereof prepared by C. C. Jones and Associates, Engineers, January, 1955 and recorded in the R.M.C. Office for Greenville County in Plat Book GG, Pages 110 and 111, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwest side of Templewood Drive at the corner of Lot 26, and running thence along the northwest side of said Templewood Drive, S. 60-02 W. 70 feet to an iron pin at the corner of Lot 28; thence along the line of that lot, N. 29-58 W. 150 feet to an iron pin at the rear corner of said lot; thence along the rear line of Lot 10, N. 60-02 E. 70 feet to an iron pin at the rear corner of Lot 26; thence along the line of that lot, S. 29-58 E. 150 feet to the beginning corner.

- 161 - 241 - 1 - 148

This conveyance is subject to restrictive covenants recorded in the R.M.C. Office for Greenville County in Deed Book 517, Page 28, Deed Book 525, Page 385, and Deed Book 527, Page 473 and is subject to all other restrictive covenants, setback lines, rights of way and easements of record as shown on the recorded plat(s) and on the premises.

This is the identical property conveyed to Monroe McDonald by deed from Brown, Inc. recorded in the R.M.C. Office for Greenville County in Deed Book 532, Page 398. The said Monroe McDonald died intestate on February 18, 1971 leaving the wife and children, being the grantors and grantee herein, as his sole beneficiaries and heirs at law as shown by his estate file recorded in the Office of the Probate Court for Greenville County in Apartment 1173, File 11.

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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor'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') heirs, successors and assigns against the grantor(s) and the grantor'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') hand(s) and seal(s) this 6th day of April 1976.

SIGNED, sealed and delivered in the presence of:
Linda F. Patterson
D. Dady Davenport
Martha S. Bruce

Peggy Joyce M. Hobson (SEAL)
William Bennett McDonald (SEAL)
Sharon Ann M. Barker (SEAL)
Bunny Sue M. Phillips (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(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 6th day of April 1976.

D. Dady Davenport (SEAL)
Notary Public for South Carolina
My commission expires: 12/22/79

Linda F. Patterson

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, 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 6th day of April 1976.
D. Dady Davenport (SEAL)
Notary Public for South Carolina
My commission expires: 12/22/79

Monroe McDonald

RECORDED this _____ day of _____ 19____ at _____ M. No. _____

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