

Jack Derrick  
100 Wardview Avenue  
Greenville, S. C. 29611

TITLE TO REAL ESTATE - INDIVIDUAL FORM  
STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

Dillard & Mitchell, P.A., Greenville, S. C.

Vol 1044 p. 833

KNOW ALL MEN BY THESE PRESENTS, that Clyde Wilford Hodge, Jr. and Joyce F. Hodge

in consideration of Thirty-four Thousand Five Hundred and no/100 (\$34,500.00)-----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 Jack Derrick and Martha Ann Derrick, their heirs and assigns forever

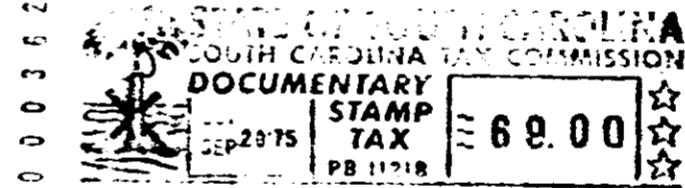
ALL that piece, parcel or lot of land together with all buildings and improvements, situate, lying and being on the western side of Wardview Avenue and southern side of Whytekam Way in Greenville County, South Carolina, being shown and designated as lot no. 21 on a final plat of Berea Heights Addition, property of R. W. Jones, made by J. Mac Richardson, Surveyor, dated June 23, 1954, revised August 23, 1975, recorded in the R.M.C. Office for Greenville County, S. C. in Plat Book S, Page 102 and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Wardview Avenue at the joint front corner of lots nos. 20 and 21 and running thence with said side of Wardview Avenue, N. 48-45 E. 98.2 feet to an iron pin; thence with the curve of the intersection of Wardview Avenue with Whytekam Way and on a curve 36 feet to an iron pin on Whytekam Way; thence with the southern side of said Way N. 33-10 W. 138.6 feet to an iron pin; thence S. 50-50 W. 100 feet to an iron pin at the joint rear corners of lots nos. 21 and 20; thence with the common line of said lots S. 31-30 E. 169.5 feet to an iron pin, the point of beginning.

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This is the same property conveyed to Clyde Wilford Hodge, Jr. and Joyce F. Hodge by deed of Leon Moody recorded in Deed Book 972, Page 897 on April 19, 1973 and is hereby conveyed subject to all rights of way, easements, conditions, public roads and restrictive covenants reserved on plats and other instruments of public record and actually existing on the grounds affecting said property.

Grantees agree and assume to pay Greenville County property taxes for the tax year 1977 and subsequent years.



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 assigns against the grantor(s) and the grantor'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 18th day of October 19 76.

Signed, sealed and delivered in the presence of:

[Signature]

Clyde Wilford Hodge Jr (SEAL)  
Clyde Wilford Hodge, Jr.

[Signature]

Joyce F. Hodge (SEAL)  
Joyce F. Hodge

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 18th day of October 19 76.

[Signature] (SEAL)  
Notary Public for South Carolina  
My commission expires: 8/4/79

[Signature]

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 18th day of October 19 76.

[Signature] (SEAL)  
Notary Public for South Carolina  
My commission expires: 8/4/79

Joyce F. Hodge  
Joyce F. Hodge

RECORDED this 20 day of OCT 20 1976 at 12:51 P.M. No. 10833

3.080

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