

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE

1045 734

KNOW ALL MEN BY THESE PRESENTS that We, John P. Pennington and Marguerite H. Pennington

in consideration of Forty-Nine Thousand and No/100----- (\$49,000.00)----- 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

Ronald L. Jones and Linda S. Jones, their heirs and assigns forever:

ALL that piece, parcel or lot of land situate, lying and being on the northern side of Peachtree Street near the City of Greenville, in the County of Greenville, State of South Carolina and known and designated as Lot No. 12 of a subdivision known as Cunningham Acres, Section 3, plat of which is recorded in the RMC Office for Greenville County in Plat Book 4N at page 73 and according to said plat has the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Peachtree Street at the joint front corner of Lots Nos. 12 and 13 and running thence with the joint line of said lots N. 3-10 W., 165 feet to an iron pin; running thence S. 86-50 W., 100 feet to an iron pin at the joint rear corner of Lots Nos. 12 and 11; running thence with the joint line of said lots S. 3-10 E., 165 feet to an iron pin on the northern side of Peachtree Street; running thence with the northern side of said street N. 86-50 E., 100 feet to an iron pin, point of beginning.

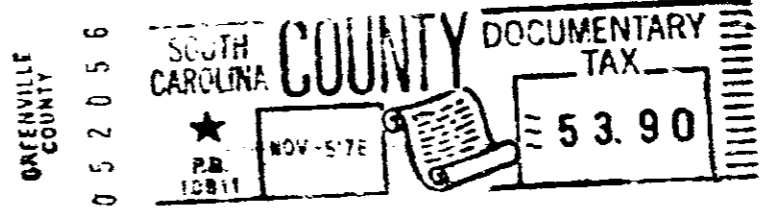
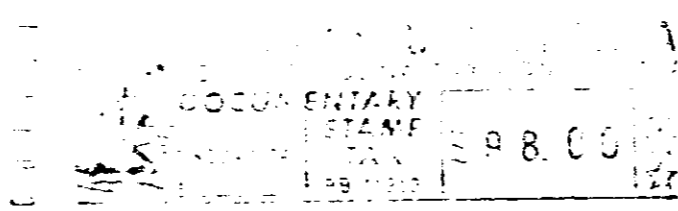
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This conveyance is subject to all restrictions, zoning ordinances, setback lines, roads or passageways, easements and rights of way, if any affecting the above described property.

This is the same property conveyed to the Grantors herein by deed of Larry G. Shaw Builder, Inc. recorded in the RMC Office for Greenville County in Deed Book 974 at page 275, dated May 8, 1973 and recorded May 10, 1973.

The mailing address of the Grantees is 23 Cunningham Circle, Taylors, South Carolina 29687.

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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 who may lawfully claim or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 13th day of October, 1976.

SIGNED, sealed and delivered in the presence of:

John P. Pennington (SEAL)
John P. Pennington (SEAL)
Marguerite H. Pennington (SEAL)
Marguerite H. Pennington (SEAL)

STATE OF ~~SOUTH CAROLINA~~ OHIO }
COUNTY OF HAMILTON

PROBATE

Personally appeared the undersigned witness and made oath that she saw the within named grantor(s) sign, seal and as the grantor's(s) act and deed, deliver the within written deed and that she, with the other witness subscribed above, witnessed the execution thereof.

SWORN to before me this 13th day of October, 1976.

William J. Condit (SEAL) William J. Condit

Notary Public for ~~South Carolina~~ Ohio

My commission expires ~~Nov 1, 1981~~ Nov 1, 1981

STATE OF ~~SOUTH CAROLINA~~ OHIO }
COUNTY OF HAMILTON

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 singular the premises within mentioned and released.

GIVEN under my hand and seal this 13th day of October, 1976.

Marguerite H. Pennington (SEAL) Marguerite H. Pennington

Notary Public for ~~South Carolina~~ Ohio
My commission expires ~~Nov 1, 1981~~ Nov 1, 1981

RECORDED this NOV 5 1976 day of NOV 5 1976 19, at 2:40 P. M., No. 1045

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