

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

GREENVILLE CO. S. C.

Dec 6 9 46 AM '76
DONNIE S. TANKERSLEY
R.M.C.

va 1047 va 291

KNOW ALL MEN BY THESE PRESENTS, that

J. C. PHILLIPS

in consideration of \$1.00, 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 MAE OVERSTREET PHILLIPS, HER HEIRS & ASSIGNS FOREVER:

ALL that certain piece, parcel or lot of land situate in the State of South Carolina, County of Greenville, located on Phillips Lane, and having the following metes and bounds, to-wit:

BEGINNING at a point in the middle of Phillips Lane, on the westerly side of said Phillips Lane and running thence with property now or formerly of J. C. Phillips, N. 89-30 W., 22.9 feet to a new iron pin; thence still with J. C. Phillips property line, N. 89-30 W., 78.30 feet to a new iron pin; thence running S. 87-22 W., 99.90 feet to a nail and cap; thence running N. 80-16 W., 42.40 feet to a new iron pin at joint corner of lands now or formerly of J. C. Phillips; thence still with Phillips line, N. 8-49 W., 161.71 feet to an old iron pin; thence with property line now or formerly of grantee, N. 87-30 E., 200.0 feet to an old iron pin; thence running to the center of Phillips Lane, N. 87-30 E., 24.20 feet to a point, being the point of beginning.

This conveyance is subject to restrictive covenants of record and to any easements, rights of way, zoning ordinances and restrictions affecting the above described property.

And being a portion of the lands conveyed to the grantor herein by deed of R. D. Julian dated November 13, 1964, of record in the RMC office for Greenville County, S. C. in Deed Book 512 at Page 153, and also by deed of W. R. Ross dated October 29, 1954, recorded in the RMC Office for Greenville County, S. C. in Deed Book 511 at Page 155.

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OUT OF 540.3-1-9

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 whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 17 day of September, 1976

SIGNED, sealed and delivered in the presence of:

Diana Hannon
Michael Spivey

J. C. Phillips
J. C. PHILLIPS

(SEAL)
(SEAL)
(SEAL)
(SEAL)

STATE OF SOUTH CAROLINA
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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 17 day of September 19 76.

Michael Spivey
Notary Public for South Carolina.

Diana Hannon

My commission expires 1/24/83

STATE OF SOUTH CAROLINA
COUNTY OF

NO RENUNCIATION OF DOWER (WIFE GRANTEE)

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
day of 19

Notary Public for South Carolina.

My commission expires

RECORDED this day of DEC 6 1976 at 9:16 A. M., No. 15181

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