

#4 Lindbergh Ave.
Greenville, S.C.

FILED
GREENVILLE, CO. S. C.

JAN 4 10 25 AM '77 VOL 1048 PAGE 978

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

DONNIE S. TAYLOR
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that we, LOTTIE BEAL GIBSON and JOSEPH A. BEAL, JR.

In consideration of Seven Thousand Five-Hundred and 00/100 (\$7,500.00) 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 JAMES C. JOHNSON, his heirs and assigns forever;

ALL that piece, parcel or lot of land in Greenville City and Township, Greenville County, State of South Carolina, on the Northwest side of Lindbergh Avenue being designated as the southern part of Lot No. 21 of the Ladson A. Mills property as shown on a plat recorded in Plat Book H at page 117 and having the following metes and bounds:

599266

BEGINNING at an iron pin on Lindbergh Avenue at the corner of Lot No. 20 and thence running along the line of that Lot N. 53-0 W. 51.5 feet to a pin at the rear corner of Lot No. 22; thence along the line of that Lot N. 38-42 E. 38-2 feet to an iron pin; thence S. 56-45 E. 50.4 feet to a pin on Lindbergh Avenue; thence along said street S. 37-0 W. 41.3 feet to the beginning corner.

599266

THIS is the same property conveyed to Joseph A. Beal and Pauline Beal by deed from J.B. Austin, recorded in the R.M.C. Office for Greenville County in Deed Book 343 at p 203 and dated April 14, 1948. Joseph A. Beal died intestate on May 31, 1965, leaving as his sole heirs at law his wife, Pauline Beal and his three children, Lottie Beal Gibson, Doyle Beal and Joseph A. Beal, Jr. By a valid Will dated August 23, 1965 filed in the Greenville County Probate Court in Apartment 1203, File No. 6 on November 5, 1971, Pauline Beal devised her entire interest in the aforesaid property to Lottie Beal Gibson, one of the grantors herein. On July 25, 1971, Doyle Beal died intestate leaving as his sole heirs at law, the grantors herein. On or about the 31st day of August, 1976, Joseph A. Beal Jr. executed and delivered to Lottie Beal Gibson, a full power of attorney which may be found in Apartment 1203, File No. 6 in the Probate Court for Greenville County, authorizing her to convey and sell all his interest in real estate located in the County and State aforesaid.

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

WITNESS the grantor's(s) hand(s) and seal(s) this 31st day of December 31 19 76.

SIGNED, sealed and delivered in the presence of:

Michael P. Talley

Notary Public for South Carolina.

Lottie Beal Gibson (SEAL)
Joseph A. Beal Jr. (SEAL)
Lottie Beal Gibson (SEAL)
Attorney-in-Fact (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 written deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 31st day of December 19 76.

Carolyn B. Beal (SEAL)
Notary Public for South Carolina.

Joseph A. Beal Jr.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER

Grantors - a woman and a widower
- No Dower

DOCUMENTARY STAMP TAX \$15.00
JAN-476 DE 11218

Notary Public for South Carolina.

GREENVILLE COUNTY

SOUTH CAROLINA COUNTY DOCUMENTARY TAX
★ JAN-476 08.25

Notary Public for South Carolina.

Recorded January 4, 1977 at 10:25 A/M 123

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