

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that I, JOY DENSON HAWKINS

in consideration of ONE and NO/100 (\$1.00) Love and affection----- Dollars,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release ~~xxx~~

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

VIRGINIA MAULDIN DENSON, her heirs and assigns forever:

ALL that piece, parcel or lot of land, situate, lying and being near, the City of Greenville, in the County of Greenville, State of South Carolina, being known and designated as Lot No. 163, Section III, Lake Forest Sub-division, as per plat thereof recorded in the RMC Office for Greenville County, South Carolina, in Plat Book "GG", page 77, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southwesterly side of Rockmont Road, joint front corner Lots 162 and 163, and running thence S. 58-03 E. 288 feet to an iron pin in the center of a Duke Power Company right-of-way, joint rear corner Lots 162 and 163; thence through the center of the said right-of-way N. 40-03 E. 153.9 feet to an iron pin in a ten foot drainage easement, joint rear corner Lots 163 and 164; thence through the said ten foot drainage easement N. 51-28 W. 194.9 feet to an iron pin on the Southwesterly side of Rockmont Road, joint front corner Lots 163 and 164; thence around the curve of Rockmont Road, the chord of which is S. 73-54 W. 98.4 feet and S. 60-11 W. 111.7 feet to an iron pin, the point of BEGINNING.

The above described property is conveyed subject to certain recorded and existing building restrictions, easements and rights-of-way.

This being the same property conveyed to Hugh N. Denson by way of a deed from Lake Forest, Inc. being dated October 6, 1955 and recorded in Deed Book 536 at page 169; the same being devised to the Grantor herein by by way of the Estate of Hugh N. Denson being recorded in the Probate Court for Greenville County in Apartment 890 at File 11.

Virginia M. Denson, 4 Rockmont Road, Greenville, South Carolina

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 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 ever lawfully claim or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 21st day of April, 19 77

SIGNED, sealed and delivered in the presence of:

[Signature]
Brenda K. Doozier

[Signature] (SEAL)
Joy Denson Hawkins (SEAL)

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

PROBATE

Personally appeared the undersigned witness, and made oath that she saw the within named grantor's sign, seal and as the grantor'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 21st day of April, 19 77.

[Signature] (SEAL)
Brenda K. Doozier
Notary Public for South Carolina

My commission expires 4-9-85

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER - R/A- Woman Grantor

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 depose that she/they do hereby voluntarily and without any compulsion, duress or fear of any person whatsoever, renounce, release and forever relinquish unto the grantor(s) and the grantor(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 (SEAL)

My commission expires _____

RECORDED this 22nd day of April, 19 77, at 2:26 P.M. M.N.

4328 RV-21