

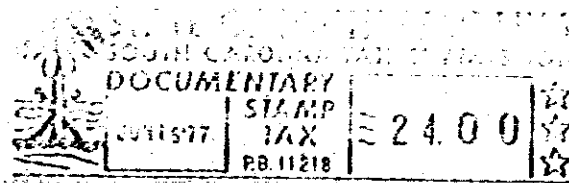
✓ Grantee's Mailing Address: Post Office Box 475, Miami Springs, Florida 33316
DUNNIE S. TANKERSLEY

JUN 16 10 42 AM '77

TITLE TO REAL ESTATE—Office of Earle, Bozeman & Grayson, Attorneys at Law, Greenville, S. C.

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STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }



KNOW ALL MEN BY THESE PRESENTS, that William F. Finnell and Grace A. Finnell

in consideration of -----Twelve Thousand and No/100-----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

Bernard J. Smith and Sylvia Smith, their heirs and assigns forever:

ALL that certain piece, parcel or lot of land, situate lying and being in the State of South Carolina, County of Greenville, located on the northeastern side of Coachman Drive (formerly known as Old Mill Road), being known and designated as Lot No. 37 of a Subdivision known as Coachwood Forest, Phase II, as shown on plat thereof prepared by Wolfe & Huskey, Inc., Engineers, dated March 3, 1977, recorded in the RMC Office for Greenville County in Plat Book 6C at page 21, and having the following metes and bounds, to-wit:

BEGINNING at a nail and cap in the center of Coachman Drive, joint front corner Lot 36 and 37, and running thence along line of Lot 36 and continuing along the line of 36A N. 68-16 E. 557 feet to an iron pin; thence S. 32-20 E. 259.6 feet to an iron pin; thence S. 37-49 W. 162.2 feet to an iron pin at the corner of Lot 38; thence with real line of Lot 38 N. 68-30 W. 75.2 feet to an iron pin; thence with the side line of Lot 38 S. 54-56 W. 566.8 feet to a nail and cap in the center of Coachman Drive; thence with the center of Coachman Drive N. 03-03 W. 440 feet to the point of BEGINNING. This being a part of the same property conveyed to the Grantor by deed of Frank P. McGowan, Jr., as Master, recorded July 11, 1975 in the RMC Office for Greenville County in Deed Book 1021 at page 51.

The grantors by accepting the within deed agree that this lot shall be immediately subject to restrictions and covenants affecting Phase I of Coachwood Forest, recorded in the RMC Office in Deed Book 1033 at Page 268. We agree and consent to Phase II being subject to same restrictions of Phase I of this subdivision.

600 62-100-551.1.1.13

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) heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(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) 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 10th day of June 19 77

SIGNED, sealed and delivered in the presence of:

Bruce M. Bozeman (SEAL)
Connie D. Huber (SEAL)

William F. Finnell (SEAL)
Grace A. Finnell (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 10th day of June 19 77

Bruce M. Bozeman (SEAL)
Notary Public for South Carolina
My Commission Expires: 8-14-79

Connie D. Huber

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) 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.

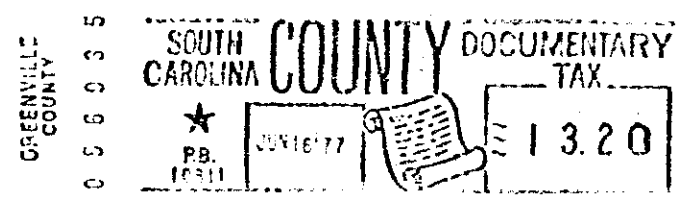
GIVEN under my hand and seal this

10th day of June 19 77
Bruce M. Bozeman (SEAL)
Notary Public for South Carolina
My Commission Expires: 8-14-79

Grace A. Finnell

RECORDED this JUN 16 1977 day of at 10:42 A.M.

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