

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

GREENVILLE COUNTY
OCT 18 10 58 AM '77
COUNTY CLERK'S OFFICE

Grantees
4848 Cross Creek Lane
Greenville, S: C.
VOL 1066 PAGE 972

KNOW ALL MEN BY THESE PRESENTS, that LARRY DAVID PHILPOTT AND TERESA ANN O. PHILPOTT

in consideration of Thirty-Seven Five Hundred and No/100 (\$37,500.00)-----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 HENRY J. KLEMCHUK AND OLGA F. KLEMCHUK, their heirs and assigns forever:

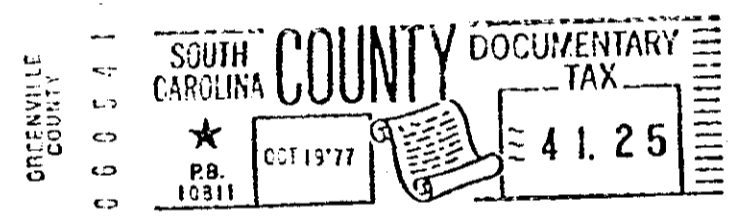
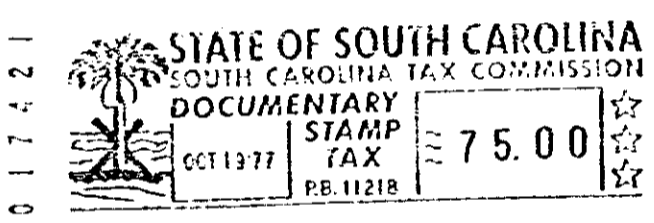
ALL that piece, parcel or lot of land situate, lying and being in Greenville County, South Carolina, being shown and designated as Lot 44 of Mountainbrooke Subdivision, Section One, plat of which is recorded in the R. M. C. Office for Greenville County in Plat Book 4F at Page 47, and having the following metes and bounds to-wit:

BEGINNING at an iron pin on the northern side of Crosscreek Lane at the joint front corner of Lots 43 and 44 and running thence N. 48-00-50 W. 200 feet to an iron pin at the joint rear corner of Lots 43 and 44; thence along the rear of Lot 44 S. 41-59-10 W. 92.59 feet to an iron pin at the joint rear corner of Lots 44 and 45; thence continuing along the common line of Lots 44 and 45 S. 48-00-50 E. 200 feet to an iron pin on the northern side of Crosscreek Lane; thence continuing along the northern side of Crosscreek Lane N. 41-59-10 E. 92.59 feet to an iron pin being the point of beginning.

This conveyance is subject to all restrictions, set back lines, roadways, easements and rights-of-way, if any, appearing of record, on the premises or on the recorded plat, which affect the property hereinabove described.

This is the same property conveyed to the grantors by the Ervin Company as recorded in the RMC Office for Greenville County in Deed Book 970, Page 562 on March 22, 1973.

200-540.8-1-44



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 18 day of October, 19 77.

SIGNED, sealed and delivered in the presence of:
Larry David Philpott (SEAL)
Larry David Philpott (SEAL)
Teresa Ann O. Philpott (SEAL)
Teresa Ann O. Philpott (SEAL)

STATE OF SOUTH CAROLINA } PROBATE
COUNTY OF Greenville }
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 18th day of October 19 77
Andrew W. Black (SEAL)
Notary Public for South Carolina.
Brenda R. Jacobs
My commission expires 3/24/77

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER
COUNTY OF GREENVILLE }
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 singular the premises within mentioned and released.

GIVEN under my hand and seal this 18 day of October 19 77.
Andrew W. Black (SEAL)
Notary Public for South Carolina.
Teresa Ann O. Philpott
My commission expires 3/24/77

RECORDED this 19th day of October 19 77, at 10:09 A/ M., No. 12201

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