

FILED
GREENVILLE CO. S.C. 29609
Title To Real Estate Prepared by Timothy H. Fair, Attorney at Law, 230 West Stone Ave., Greenville, S.C. 29609

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

APR 30 4 24 PM '79

VOL 1161 PAGE 498

DONNIE S. TANKERSLEY
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that Hubert M. Styles and Thelma M. Styles

in consideration of Sixty-four Thousand, Nine Hundred Fifty and no/100ths Dollars,
(\$64,950.00)

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Matthew Diachenko and Geraldine R. Diachenko, their heirs and assigns, forever:

ALL that piece, parcel, or tract of land situate, lying and being in the State of South Carolina, County of Greenville located near Gilreath Mill and being shown in most part on a plat of property of W. Dennis Smith as prepared by John A. Simmons, Registered Surveyor, dated February 17, 1962, as recorded in Plat Book YY, Page 61, and having the following metes and bounds, to-wit: 10 - -289-633.3-1-32, 34, 40

BEGINNING at an iron pin in the State Highway 101 and on the northern side of an unnamed street (Clear Creek Road) where said street intersects Highway 101 and running thence along the northern side of said street N 86-18 W 188.6 feet to an iron pin; thence N 85-34 W 119.7 feet to an iron pin; thence N 80-43 W 121 feet to an iron pin; thence crossing said unnamed street in a westerly direction to an iron pin on the southern side of said street and continuing along said street N 59-20 W 154.5 feet to an iron pin; thence N 76-20 W 144.8 feet to an iron pin; thence N 55-50 W 109 feet to an iron pin; thence N 88-51 W 54 feet to an iron pin; thence leaving said unnamed street and running S 4-09 W 144 feet to an iron pin; thence S 45-49 W 111 feet to an iron pin; thence N 88-51 W 162 feet to an iron pin; thence S 1-09 W 130.1 feet to an iron pin; thence S 10-30 E 123 feet to an iron pin; thence S 23-30 E 85 feet to the center of Clear Creek (iron pin on bank at 12 feet); thence following the center of the creek as the line the traverse of which is N 58-35 E 132 feet, N 85-30 E 83 feet, N 76-50 E 204 feet, N 72-35 E 200 feet, N 88-15 E 351 feet and N 69-58 E 209 feet to a point where said creek passes under State Highway 101; thence along the western side of State Highway 101 N 10-12 W 83.6 feet to an iron pin, the point of beginning.

DERIVATION: This being the same property conveyed to Grantors herein by three separate deeds as follows:

1. Deed of W. Dennis Smith dated October 20, 1964 as recorded in the RMC Office for Greenville County, South Carolina in Deed Book 760, Page 293, on October 26, 1964 and having a Block Book reference of 633.3-1-34.
 2. Deed of W. Dennis Smith dated December 1, 1961, as recorded in the RMC Office for Greenville County, South Carolina in Deed Book 692, Page 46, on February 9, 1962, and having a Block Book reference of 633.3-1-32.
 3. And part of the land conveyed by deed of W. Dennis Smith dated January 9, 1975 as recorded in the RMC Office for Greenville County, South Carolina in Deed Book 1013, Page 158 on January 14, 1975, and having a Block Book reference of 633.3-1-40.
- together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or pertaining; to have and to hold all and singular the premises before mentioned unto the grantee(s), and the grantee's(s') heirs, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns against the grantor(s) and the grantor's(s') heirs, successors and assigns 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 30th day of April 1979

SIGNED, sealed and delivered in the presence of:

Edith Ann Chapman
Timothy H. Fair

Hubert M. Styles (SEAL)
(Hubert M. Styles) (SEAL)

Thelma M. Styles (SEAL)
(Thelma M. Styles) (SEAL)

15021
STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY TAX STAMP
130.00
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 deed and that (s)he, with other witness subscribed above witnessed the execution thereof.

SWORN to before me this 30th day of April 1979

Timothy H. Fair (SEAL)
Notary Public for South Carolina
My commission expires: 10-14-86

Edith Ann Chapman

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 grantor(s) and the grantee's(s') heirs, 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 30th day of April 1979
Timothy H. Fair (SEAL)
Notary Public for South Carolina
My commission expires: 10-14-86

Thelma M. Styles
(Thelma M. Styles)

RECORDED this APR 30 1979 day of at 4:24 P.M.

GREENVILLE COUNTY
APR 30 1979
71.50

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