

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

AUG 8 3 26 PM '79 GRANTEE'S ADDRESS:
2 Bransfield Rd.
DORRIS L. BANKERSLEY Greenville, S. C. 29615
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that THOMAS M. SPENCER AND LONA D. SPENCER

in consideration of FIFTY- TWO THOUSAND NINE HUNDRED & No/100- (\$52,900.00)----- 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 S. RUTH & M. ALEATH G. RUTH, THEIR HEIRS & ASSIGNS FOREVER:

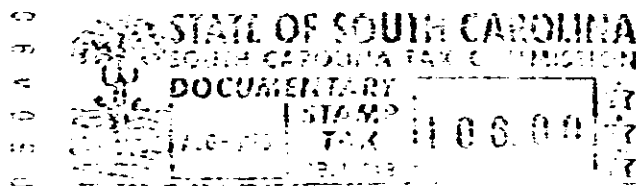
ALL that certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, being shown and designated as Lot #414 on a plat of "Revision of Lot 414, Del Norte Estates, Section 5", recorded in Plat Book 5G at page 53 and a more recent plat of "Property of James S. Ruth and M. Aleath G. Ruth," dated August 2, 1979, prepared by Freeland & Associates, recorded in the RMC Office for Greenville County in Plat Book 7-M at page 33 and having, according to the more recent plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Bransfield Road, joint front corner of lots #413 and #414 and running thence S. 87-38 W., 143.4 feet to an iron pin; thence turning and running along the rear line of Lot no. 414, N. 8-23 E., 136.2 feet to an iron pin; thence turning and running along Bransfield Road, S. 75-26 E., 100.7 feet to an iron pin; thence continuing with Bransfield Road, in a curve, S. 43-33 E., 36.7 feet to an iron pin; thence still with said Bransfield Road, S. 0-28 E., 76.8 feet to an iron pin, being the point of beginning.

— 11-195-538.11-1-22

This is the identical property conveyed to the grantors by deed of Agnes L. Smith, recorded in the RMC Office for Greenville County in Deed Book 1074 at page 335 on February 27, 1978.

This conveyance is made subject to any restrictions, reservations, zoning ordinances, or easements that may appear of record, on the recorded plat(s), or on the premises.



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 3rd day of August, 19 79.

SIGNED, sealed and delivered in the presence of:

H. Michael Spivey
Linda M. Bean

Thomas M. Spencer (SEAL)
THOMAS M. SPENCER (SEAL)
Lona D. Spencer (SEAL)
LONA D. SPENCER (SEAL)

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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 3rd day of August 19 79.

H. Michael Spivey (SEAL) *Linda M. Bean*
Notary Public for South Carolina.
My commission expires 1/24/83

STATE OF SOUTH CAROLINA }
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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(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 3rd day of August 1979.
H. Michael Spivey (SEAL) *Lona D. Spencer*
Notary Public for South Carolina. LONA D. SPENCER
My commission expires 1/24/83

RECORDED this 6 day of AUG, 19 79, at 3.26 P/ M, No. 4120

538.9, 10, 11

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