

360-5 Pinecroft Dr
Greenville, S.C.
STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.
SEP 7 3 29 PM '79
GONNIE S. TANKERSLEY
R.M.C.

VOL. 1110 PAGE 995

KNOW ALL MEN BY THESE PRESENTS, that
PEBBLEPART, LTD.,
A South Carolina Limited Partnership

in consideration of Sixteen Thousand Five Hundred and No/100 (\$16,500.00)-----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 James J. Gallagher and Mary L. Gallagher, 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, being known and designated as Lot No. 1 of a subdivision known as Pebble Creek, Phase IV, Section I, as shown on plat thereof prepared by Freeland & Associates, dated July 18, 1979 and recorded in the R.M.C. Office for Greenville County in Plat Book 7 C, at Page 46, reference to said plat being hereby craved for a more particular description hereof.

This being a portion of the property conveyed to Grantor herein by deed of First Federal Savings and Loan Association of Greenville, recorded in the R.M.C. Office for Greenville County on September 9, 1977, in Deed Book 1064, at Page 509.

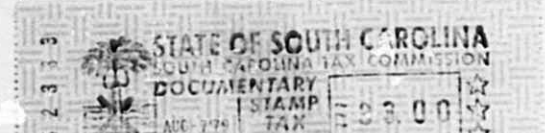
This conveyance is made subject to any zoning ordinances, restrictions, setback lines or easements that may appear of record, on the recorded plat(s) or on the premises.

This conveyance is made subject to Restrictive Covenants recorded in the aforesaid public records in Deed Book 1110, at Page 57.

This property is a portion of a Planned Unit Development as evidenced by Grantors PUD Application filed on July 25, 1979 in Deed Book 1107, at Page 652 of the aforesaid public records.

(12) 276-525.6-1-254

Grantor has reserved the right to vary the setback line of each lot shown on the aforesaid plat within the minimum setback as shown on said plat. Prior to building on the lot herein conveyed, Grantee should ascertain from Grantor the setback lines specified for this particular lot.



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 29th day of August, 1979

SIGNED, sealed and delivered in the presence of:

J. W. Rydahl
Randy L. Keen

PEBBLEPART, LTD., a South Carolina (SEAL)

Limited Partnership (SEAL)

BY: PEBBLE CREEK DEVELOPMENT CORPORATION (SEAL)

BY: *Ruben d. Ramirez* (SEAL)
Ruben d. Ramirez, President

STATE OF SOUTH CAROLINA }
COUNTY OF DAINES }

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 29th day of August, 1979
Judy G. Rounton (SEAL)
Notary Public in South Carolina, 78448
My commission expires 2-29-81

J. W. Rydahl

STATE OF SOUTH CAROLINA }
COUNTY OF }

RENUNCIATION OF DOWER (NOT APPLICABLE)

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 19 day of _____ 19____ at _____ M., No. _____
(SEAL)
Notary Public for South Carolina.

My commission expires _____
RECORDED SEP 7 1979
RECORDED this _____ day of _____ 19____ at _____ M., No. _____
1038 at 3:29 P.M.

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