

FILED GREENVILLE CO. S. C.

BOOK 1117 PAGE 178

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
DONNIE S. FANNERSLEY

KNOW ALL MEN BY THESE PRESENTS, that I, PHOEBE GOWAN DAVIS,

*26 Moody St
Monaghan Mill
Greenville S.C.*

in consideration of \$5,000.00 and assumption of mortgage set out below 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 LAWRENCE W. BAGWELL & MARY J. BAGWELL, Their Heirs & Assigns, Forever:

ALL that lot of land with buildings and improvements thereon situate on South side of W. Parker Road near City of Greenville, in Greenville County, South Carolina, being shown as portion of Lot 123 on plat of Addition to Subdivision for Victor Monaghan Mills, recorded in RMC Office for Greenville County in Plat Book CC, page 173, and having according to said plat and survey made by H. C. Clarkson, Jr., November 26, 1969, the following metes and bounds, to wit:

- 13 - 225 - 136 - 8 - 1.2

BEGINNING at iron pin on South side of W. Parker Road at joint front corner of Lots 123 and 124 and runs thence along line of Lot 124, S. 8-28 W. 162 feet to iron pin; thence S. 82-56 E. 55 feet to iron pin; thence through Lot 123, N. 8-28 E. 161.3 feet to iron pin on South side of W. Parker Road; thence along W. Parker Road N. 82-02 W. 55 feet to the beginning corner.

This being the same property conveyed to the Grantor herein by deed of Roy R. Gowan and Helen W. Gowan on November 3, 1977, and recorded in the RMC Office for Greenville County on November 9, 1979, in Deed Book 1068, page 203.

This conveyance is made subject to any and all existing and recorded easements, rights of way and restrictions affecting said property.

Grantees herein jointly and severally hereby assume and covenant to perform all the terms and conditions of the obligations set forth in that certain promissory note executed by Roy R. Gowan and Helen W. Gowan and delivered to Cameron Brown Company in the amount of Ten Thousand Six Hundred and no/100 (\$10,600.00) Dollars dated Dec. 11, 1965, and that certain deed of trust

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 6th day of December, 1979

SIGNED, sealed and delivered in the presence of:
Phoebe Gowan Davis (SEAL)
Berardine Kelch (SEAL)
Robert E. Johnson (SEAL)

GCTC

1 DE 11 79
163

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 6th day of December 19 79
Robert E. Johnson (SEAL) *Berardine Kelch*
Notary Public for South Carolina.
My commission expires Aug. 23, 1987

STATE OF SOUTH CAROLINA } NO RENUNCIATION OF DOWER : FEMALE GRANTOR
COUNTY OF }
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 _____ day of _____ 19 _____, at _____ M., No. _____
(SEAL)
Notary Public for South Carolina.
My commission expires _____

RECORDED this _____ day of _____ 19 _____, at _____ M., No. _____

0178

4328 RV-2