

FILED
S.C.
TITLE TO REAL ESTATE Prepared by WILLIAMS & HENRY, Attorneys at Law, Greenville, S. C.

BOOK 1119 PAGE 471

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE } DONN... HENR... SLEY

KNOW ALL MEN BY THESE PRESENTS, that Clarence R. Allen and Sandra H. Allen

in consideration of Thirty-One Thousand and No/100 (\$31,000.00)-----Dollars,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s), the receipt of which is hereby acknowledged, have granted, bargained, sold and released, by these presents do grant, bargain, sell and release unto

Charles A. Simmons and Margaret A. Simmons, their heirs and assigns, forever:

✓ ALL that piece, parcel, or lot of land, situate, lying and being in the State of South Carolina, County of Greenville, and being known and designated as Lot No. 158 of Sunny Slopes Subdivision, Section Two, according to a plat prepared of said property by C.O. Riddle, Surveyor, February 8, 1971, and recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 4R, at Page 67, and according to said plat having the following courses and distances, to-wit: -B-367-506.8-1-158

BEGINNING at a point on the edge of Wendfield Drive, joint corner of Lots 158 and 159 and running thence, N. 55-16 E. 151 feet to a point; thence, N. 15-30 W. 55 feet to a point; thence, S. 74-30 W. 150 feet to a point on the edge of Wendfield Drive; thence running with said Drive, S. 15-30 E. 46.1 feet to a point; thence continuing with said Drive, S. 22-47 E. 59 feet to a point on the edge of said Drive, the point of Beginning.

The within property is conveyed subject to all easements, rights of way, restrictive covenants, and zoning ordinances, recorded or unrecorded.

The within property is the identical property conveyed to the Grantors herein by deed of Brown Enterprises of S.C., Inc., by deed dated December 18, 1975, and which said deed is recorded in the RMC Office for Greenville County, South Carolina on said date in deed book 1029, at Page 55.

STATE OF SOUTH CAROLINA }
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GREENVILLE COUNTY
SOUTH CAROLINA
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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 23rd day of January, 19 80

SIGNED, sealed and delivered in the presence of
Robert L. Brown (SEAL)
Clarence R. Allen (SEAL)
Sandra H. Allen (SEAL)

STATE OF SOUTH CAROLINA }
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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 deed and that s/he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 23rd day of January, 19 80

Robert L. Brown (SEAL)
Notary Public for South Carolina
My commission expires 4/7/80

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 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 23rd day of January, 19 80

Sandra H. Allen (SEAL)
Notary Public for South Carolina
My commission expires 4/7/80

RECORDED JAN 23 1980 day of 19 at 3:59 P.M. No. 22575
566.8 f. 10

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