

Grantee's Address:
101 Hawkins Avenue
Greenville, S. C.

1127-711

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

S.C.
1980
SLEY

KNOW ALL MEN BY THESE PRESENTS, that VELMA P. JAMES

in consideration of One Hundred Fifty & 00/100 (\$150.00)-----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 C. G. JAMES, his heirs and assigns, forever:

ALL that certain piece, parcel or lot of land on the Eastern side of Hawkins Avenue in Section No. 4 of Judson Mills Village, near the City of Greenville, in the County of Greenville, State of South Carolina, being known and designated as a 4.1 by 89 foot strip through the approximate center of Lot 27 of Section 4 of Judson Mills Village according to plat thereof prepared by Dalton & Neeves, Engineers, January, 1941, which plat is of record in the R.M.C. Office for Greenville County in Plat Book K at Pages 75 & 76, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of Hawkins Avenue 40 feet from the joint rear corner of Lots 10 and 27 and thence running along the eastern side of Hawkins Avenue N. 1-42 W. 4.1 feet to an iron pin; thence through lot 27 N. 88-05 E. 89.0 feet to an iron pin in the joint line of lots 27 and 28; thence with the joint line of said lots S. 1-42 E. 4.1 feet to an iron pin; thence through lot 27 S. 88-05 W. 98.0 feet to an iron pin on the eastern side of Hawkins Avenue, the point of beginning. 714-235-111-15-1⁹
not at 111-15-1 008

This conveyance is made subject to all restrictions, setback lines, roadways, easements and rights of way, if any, appearing of record, on the premises or on the recorded plat(s), which affect the property.

This is a portion of the property conveyed to Parker G. James by deed of Judson Mills dated March 1, 1941 and recorded in the R.M.C. Office for Greenville County in Deed Book 232 at Page 32 and a portion of the same property acquired by Velma P. James under the Will of Parker G. James who died testate on March 6, 1978 (See Apt. 1506 File 27, Office of the Probate Court for Greenville County, South Carolina.)

(Continued on Back)

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 whatsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 18 day of June, 1980

SIGNED, sealed and delivered in the presence of:

Cynthia P. Wright
Randolph W. Hunt

Velma P. James (SEAL)
VELMA P. JAMES (SEAL)

(SEAL)

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

SWORN to before me this 18 day of June 1980

Randolph W. Hunt (SEAL)
Notary Public for South Carolina.

Cynthia P. Wright

My commission expires 1-5-88

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER (Woman Grantor)

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 whatsoever, 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

Notary
My
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GREENVILLE COUNTY
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