

STATE OF SOUTH CAROLINA }
COUNTY OF Greenville }

44 S 3 45 PM '81
DONNE E. TAYLOR
RMC

EXH 1140 PAGE 528

KNOW ALL MEN BY THESE PRESENTS, that

Larry W. Byars and Christine M. Byars

in consideration of Ten Thousand Five Hundred and No/100----- Dollars,
(\$10,500.00)

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto
Ronald E. Phillips and Lorraine E. Phillips; their heirs and
and assigns forever:

All that parcel of land situate on the north side of County road (known as Jones Mill Road) near the Town of Simpsonville, Greenville County, South Carolina containing 3.8 acres, and having, according to a survey made by J. Don Lee, June 8, 1972, recorded in the RMC Office for Greenville, S.C. in Plat Book 4-Q Page 14-6 the following metes and bounds, to-wit: (11) - MD-555,1-1-19.3

BEGINNING at a point in Jones Mill Road at the southwest corner of the tract herein described and runs thence N. 2-32 W. 441.2 feet to an iron pin; thence N. 5-47 E. 305.7 feet to an iron pin in the line of Satterfield property; thence along Satterfield property S. 83-08 E. 168.7 feet to an iron pin; thence still with Satterfield property S. 1-52 W. 344 feet to an iron pin; thence S. 32-17 E. 351.6 feet to a nail and cap in Jones Mill Road; thence along Jones Mill Road, the following courses and distances: S. 71-17 W. 75 feet to a point; thence S. 75-24 W. 113.9 feet to a point; thence S. 78-17 W. 111.2 feet to a point; thence S. 81-42 W. 66 feet to the beginning corner.

This being the same property conveyed to the grantors by deed of H. B. Cooper recorded in the RMC Office for Greenville County, S.C. on June 29, 1972 in Deed Book 947 at Page 331.

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

SOUTH CAROLINA COUNTY DEPARTMENT OF REVENUE TAX \$11.55

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) heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(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) heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor(s) hand(s) and seal(s) this 9th day of

January 19 81
[Signature]

SIGNED, sealed and delivered in the presence of

[Signature]
[Signature]

(SEAL)
[Signature] (SEAL)

(SEAL)

STATE OF SOUTH CAROLINA }
COUNTY OF Greenville }

PROBATE

Personally appeared the undersigned witness and made oath that she saw the within named grantor(s) sign, seal and as the grantor(s) act and deed, deliver the within written deed and that she, with the other witness subscribed above, witnessed the execution thereof

SWORN to before me this 9th day of January 19 81

Notary Public for South Carolina

My commission expires 3-28-89

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, with full, free, remembrance, release and forever relinquish unto the grantee(s) and the grantee(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

9th day of January 19 80

Notary Public for South Carolina

My commission expires 3-23-89

RECORDED

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