

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

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

DONNIE LANKERSLEY
R.M.C.

800-1156-346

KNOW ALL MEN BY THESE PRESENTS, that I, J. J. Cartee

in consideration of Five Thousand Five Hundred and No/100 (\$5,500.00)-----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: Larry C. Duncan and Sharon P. Duncan, their heirs and assigns forever:

ALL that piece, parcel or lot of land in the State and County, aforesaid, being known and designated as Lot No. 7, as shown on a Plat of Pinewood Estates by H. S. Brockman, Surveyor, dated November 7, 1958 and recorded in the R. M. C. Office for Greenville County in Plat Book MM, at Page 55, and having according to said Plat the following description, to-wit:

BEGINNING at an iron pin at the intersection of County Road and Pinewood Drive and running thence 90 feet with the line of the County Road to an iron pin at joint front corners of Lots 7 and 6; running thence 170 feet with the side line of Lot 6 to an iron pin at joint rear corners of Lots 6, 7 and 8; running thence 88.7 feet with the rear line of Lot 8 to an iron pin at joint rear corners of Lots 7 and 8 on Pinewood Drive; running thence 170 feet with the line of Pinewood Drive to the iron pin at intersection of Pinewood Drive and County Road, the point of beginning.

11(276) T 9.6-1-93

NO residence to cost less than \$10,000.00 shall be erected on any lot; no residence shall be erected nearer than 35 feet to the front line; no residence shall be built on any lot unless said lot has 70 feet, or more, frontage; no outside toilets permitted and sewage to be disposed of by approved septic tanks; all lots to be used for residential purposes, only.

THIS conveyance is subject to all easements and rights of way of record.

THE within property is the identical land conveyed to me by M. W. Fore by deed dated June 18, 1966 and recorded in the Office of the Register of Means Conveyance of Greenville County in Deed Book 800, Page 443.

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 October, 1981.
SIGNED, sealed and delivered in the presence of: J. J. Cartee (SEAL)

Cynthia S. Meier
Alan R. Cochran

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

STATE OF SOUTH CAROLINA
DOCUMENTARY TAX COMMISSION
DOCUMENTARY STAMP
OCT-81 TAX \$11.00
PB 11212

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 6th day of October 1981.
Cynthia S. Meier (SEAL)
Alan R. Cochran
Notary Public for South Carolina
My commission expires 7-15-90

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

GRANTOR DIVORCED
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 _____ day of _____ 198_____
[Signature] (SEAL)
Notary Public for South Carolina
My commission expires _____

RECORDED the OCT 6 1981 day of _____ 19_____
at 4:49 P.M. 8755

GREENVILLE COUNTY
SOUTH CAROLINA COUNTY DOCUMENTARY TAX
★ P.B. 13311
OCT-81 TAX \$06.05

0346

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