

14 Hodgens Drive, Greenville, S. C. 29614

TITLE TO REAL ESTATE prepared by Fred Nix, Attorney at Law

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

DONN... HANERSLEY
R.M.C.

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KNOWN ALL MEN BY THESE PRESENTS, that I, DENNIS NIX,

in consideration of One Dollar (\$1.00), Love and affection,

~~XXXXXXXX~~

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto

CHRISTINE WATSON NIX, her heirs and assigns, forever:

A one-half, undivided interest in and to the following described property:

ALL that certain piece, parcel or lot of land situate, lying and being on the northern side of Hodgens Drive, in the County of Greenville, State of South Carolina, near the City of Greenville, and being known and designated as Lot No. 15, as shown on a plat of LELA S. HODGENS property, made by J. Coke Smith and Son, January, 1956, and recorded in the R.M.C. Office for Greenville County in Plat Book JJ, at Page 189, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the northern side of Hodgens Drive, joint front corner of Lots Nos. 13 and 15 and running thence with the joint line of said lots, N. 33-46 W. 133.3 feet to an iron pin at the rear corner of Lot No. 14; thence with the rear line of Lot 14, S. 54-54 W. 85 feet to an iron pin, joint rear corner Lots 15 and 17; thence with the joint line of said lots, S. 33-46 E. 142.5 feet to an iron pin on the northern side of Hodgens Drive; thence with the northern side of said Drive, N. 55-23 E. 85 feet to the point of beginning. 13(308) B13.1-1-56

This conveyance is made subject to any and all existing reservations, easements, rights of way, zoning ordinances and restrictions or protective covenants that may appear of record, on the recorded plat(s) or on the premises.

This being the same property conveyed to Grantor by deed of Grantee dated March 19, 1979, and recorded in the R.M.C. Office for Greenville County, S. C., in Deed Book 1098 at Page 907 on March 20, 1979.

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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns against the grantor(s) and the grantor's(s') heirs, successors and assigns 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 30th day of August, 19 82.

SIGNED, sealed and delivered in the presence of:

Mary A. Drake
Fred Nix

Dennis Nix (SEAL)

Dennis Nix (SEAL)

(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 deed and that (s)he, with other witness subscribed above witnessed the execution thereof.

SWORN to before me this 30th day of August, 19 82.

Fred Nix (SEAL)

Notary Public for South Carolina
My commission expires: 10/29/90.

Mary A. Drake

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER GRANTEE WIFE OF 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 whomsoever, renounce, release and forever relinquish unto the grantee(s) and the grantee's(s') heirs, successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this
day of 19

(SEAL)

Notary Public for South Carolina.

My commission expires:

RECORDED this SEP 1 1982 day of 19 at 11:20 A. M., No.

4325 RV-21