

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

RECORDED
307 S. C.
12:42 PM '82
R.M.C. HERSLEY

Vol 1175 Page 117

ADDRESS OF GRANTEE:
117 North Main Street
Fountain Inn, S. C. 29644

KNOW ALL MEN BY THESE PRESENTS, that

I, JANIE W. GIVENS,

in consideration of Ten Dollars and Love and Affection 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

O. B. GIVENS, JR., his Heirs and Assigns, forever:

ALL that piece, parcel, or narrow strip of land, lying, being and situate in the County and State aforesaid, Fairview Township, in the Town of Fountain Inn on the southeast side of Green Avenue along the back line of my home-house lot (699) 356-3-12 adjacent to the southwest side of lot belonging to the Grantee (699) 356-3-11.2, and being a part of the Grantee's driveway, as shown on a Plat prepared by C. O. Riddle, R.L.S., on September 17, 1982, entitled "Survey for O. B. Givens, Jr., Fountain Inn, S. C.", containing 2,519 square feet, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin in the southeastern edge of Green Avenue, said iron pin being 180 feet, more or less, northeast of intersection of said Avenue with Weston Street, and running thence N. 39-32 E. 31 feet along Green Avenue to an iron pin at joint front corner with home-house lot of Grantee; thence leaving Green Avenue and running with the joint line of lot of Grantee S. 37-03 E. 127.4 feet to an old iron pin along line of lot of Grantee; thence with joint line of lot of Yvonne C. Smith S. 53-56 W. 10 feet to an iron pin along Smith line, joint back corner with lot of Grantor; thence with joint line of lot of Grantor N. 46-35 W. 121.72 feet to an iron pin, the beginning point; and bounded by Green Avenue, home-house lot of Grantee; Yvonne C. Smith, and home-house lot of Grantor.

18 (699) PT. TO = 356-3-11.2 -> 0.057 AC
OUT. OF = 356-3-12

This being a small portion of the property conveyed to Janie W. Givens by deed of O. B. Givens and W. Shell Thackston on May 3, 1924, as recorded in the R.M.C. Office for Greenville County, S. C., in Deed Book 91 at Page 357, under recording date of May 9, 1924.

Conveyance subject to rights-of-way, easements, conditions, public roads, restrictive covenants, if any, reserved on plats and other instruments of public record and actually existing on the ground affecting said property. Plat referred to hereinabove recorded with deed: 95-41

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 24 day of September, 19 82

SIGNED, sealed and delivered in the presence of:

Barbara C. Babb
[Signature]

Janie W. Givens by O. B. Givens, Jr. (SEAL)
Janie W. Givens, by O. B. Givens, Jr., (SEAL)
Attorney-in-Fact (see Power of Attorney
recorded August 27, 1981, in R.M.C. Office
for Greenville County, S. C., Book 1154, (SEAL)
Pages 165 and 166

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 24th day of September 19 82.

[Signature] (SEAL) *Barbara C. Babb*

Notary Public for South Carolina
My commission expires 5-15-89

STATE OF SOUTH CAROLINA }
COUNTY OF

RENUNCIATION OF DOWER NOT NECESSARY

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 19

(SEAL)

Notary Public for South Carolina

My commission expires

RECORDED this OCT 5 1982 at 12:41 P. M., No. 8311

0141

4328 RV.2