

Rt. 2, Box 172, Simpsonville, SC 29681

TITLE TO REAL ESTATE—Offices of Riley and Riley, Greenville, S. C.

1191-090
NO TITLE SEARCH

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that T. M. BAYNE, JR., JOHN MARSHALL BAYNE, THOMAS WAYMON BAYNE AND LLOYD STEVEN BAYNE

in consideration of -----FOUR THOUSAND and NO/100 (\$4,000.00)-----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 ARCHIE T. GANTT, his heirs and assigns forever:

ALL that certain piece, parcel or tract of land in Greenville County, State of South Carolina being located near S.C. Highway 417 and having, according to plat of survey for Archie T. Gantt prepared by C. O. Riddle, R.L.S., dated June 3, 1983, the following metes and bounds, to-wit:

BEGINNING at an iron pin in center of stone which iron pin is located at the north-westerly corner of property of Grantee herein and running thence with line of property now or formerly of Church of Jesus Christ of Latter Day Saints N. 40-26 W. 536.03 feet to a new iron pin; thence N. 49-33 E. 99.55 feet to a new iron pin; thence along property now or formerly of Maggie E. and T. M. Bayne, Jr. S. 40-26 E. 130.41 feet to an iron pin new; thence continuing with said Bayne property S. 72-50-30 E. 358.17 feet to an old iron pin at the corner of property of Grantee herein; thence continuing along property of Grantee herein S. 30-04 W. 309.25 feet to the beginning corner, passing over old iron pin 206.35 feet back on line, containing according to said plat, two acres, more or less.

This being a portion of the same property conveyed to Maggie E. Bayne and T. M. Bayne, Jr. by deed of C. E. Mayfield dated February 17, 1955, recorded February 16, 1955 in Deed Volume 513 at page 550. The said Maggie E. Bayne died intestate in July, 1982 leaving as her sole heirs and distributees her husband, T. M. Bayne, Jr. (Milford) and her sons, John Marshall Bayne, Thomas Waymon Bayne and Lloyd Steven Bayne, the grantors herein, all being of legal age.

This conveyance is made subject to any restrictive covenants, building setback lines, rights-of-way and easements which may affect the above described property

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
DOCUMENTARY TAX STAMP
\$ 08.00

GREENVILLE COUNTY
04527
SOUTH CAROLINA COUNTY DOCUMENTARY TAX
★ JUN 25 '83
\$ 04.40

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any way pertaining 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 28th day of June, 1983

SIGNED, sealed and delivered in the presence of:

Thomas Waymon Bayne (SEAL)
John Marshall Bayne (SEAL)
Lloyd Stephen Bayne (SEAL)
T. M. Bayne, Jr.
PROBATE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

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 28th day of June, 1983

Edward P. Riley (SEAL)
Notary Public for South Carolina
My commission expires: 7/29/90
Marcey K. Gilbert

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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 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 and singular the premises within mentioned and released.

GIVEN under my hand and seal this 28th day of June, 1983
Edward P. Riley (SEAL)
Notary Public for South Carolina
My commission expires: 7/29/90
Conethy S. Bayne
Archie T. Gantt

RECORDED this JUN 29 1983 19 at 3:46 P. M. No. 215737

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2.000
117-115-559.2-1-9.3
out 559.2-1-9

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