

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

1191-850

KNOW ALL MEN BY THESE PRESENTS, that I, Floriene M. Bailey

in consideration of Fourteen Thousand and no/100 (\$14,000.00) 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 James E. Collins, his heirs and assigns forever:

ALL that piece, parcel or lot of land, with the improvements thereon, situate, lying and being near the City of Greenville, Greenville County, South Carolina, and being more particularly described as Lot 41, Section 1, as shown on a plat entitled "Subdivision of Village Houses, F.W. Poe Mfg. Co., Greenville, S.C", made by Dalton & Neves, July, 1950, and recorded in the R.M.C. Office for Greenville County in Plat Book Y, at Pages 26-31, inclusive. According to said plat, the within described lot is also known as 21 First Avenue and fronts thereon 75 feet.

This property is subject to any and all easements and rights of way for roads, utilities, drainage, etc. as may appear of record and/or on the premises and to any covenants, restrictions or zoning ordinances affecting such property as appear of record. This property is specifically subject to those certain restrictions recorded in the R.M.C. Office for Greenville County in Deed Book 420, at Page 121.

The above property was conveyed to Floriene M. Bailey and Clyde W. Bailey by deed from E.W. Poe Mfg. Co. dated 9/15/50 and recorded 10/2/50 in Deed Book 420, at Page 121 in the R.M.C. Office for Greenville County, S.C. Clyde W. Bailey died intestate 4/30/82 as evidenced by Greenville County Probate Apt. 1707, File 11. James G. Bailey and Freddie Lee Bailey, children of Clyde W. Bailey, deeded their respective interest in such property to Floriene M. Bailey, their mother, by deed dated 6/23/83 and recorded simultaneously herewith in Deed Book 1191, at Page 849 in the R.M.C. Office for Greenville County, S.C.

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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 July 19 83.

SIGNED, sealed and delivered in the presence of:

Floriene M. Bailey (SEAL)

James T. Ramey
Ramon M.A.

STATE OF SOUTH CAROLINA (SEAL)
COUNTY OF GREENVILLE (SEAL)
DOCUMENTARY TAX STAMP (SEAL)
JUL 7 1983 TAX \$ 28.00

STATE OF SOUTH CAROLINA }
COUNTY OF PICKENS } 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 6th day of July 19 83.

Ramon M.A. (SEAL)
Notary Public for South Carolina.
My commission expires: 1/31/90

James T. Ramey

STATE OF SOUTH CAROLINA }
COUNTY OF } FEMALE GRANTOR
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 _____ day of _____ 19____ (SEAL)
Notary Public for South Carolina.
My commission expires: _____

GREENVILLE COUNTY 04735
SOUTH CAROLINA COUNTY DOCUMENTARY TAX
★ JUL 7 83 15.40
P.B. 1981

RECORDED this JUL 7 1983 day of _____ 19____
at 11:30 A.M.

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