

12 Rowley St.
City, S.C.
STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE S.C.
AUG 16 4 20 PM '83
DONNIE ... ASLEY
R.M.C.

W. 1191 530
JAMES H. PRICE, III
ATTORNEY
201 E. NORTH STREET
GREENVILLE, S.C. 29601

KNOW ALL MEN BY THESE PRESENTS, that LISA BRUCE PRICE REYNOLDS

in consideration of -----FIVE THOUSAND AND NO/100-----(\$5,000.00)-----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 FRANK M. WATKINS, JR., his heirs and assigns forever:

ALL that certain piece, parcel, or lot of land, situate, lying and being in the City and County of Greenville, South Carolina, on the east side of Rowley Street in the first block north of Park Avenue, known as Lot No. 4 according to a plat prepared by W. D. Neves for D. B. Traxler, dated April, 1912, presently bearing Greenville Tax Map Reference 34-2-13, and having the following metes and bounds:

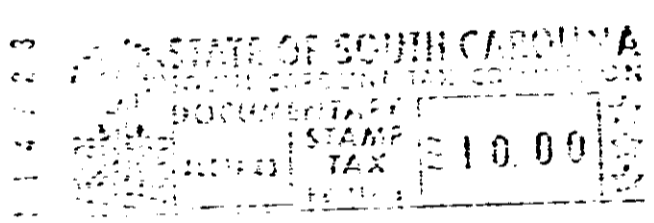
BEGINNING at an iron pin on the east side of Rowley Street, joint corner of Lots 3 and 4, and running thence with the line of Lot 3, N 76-30 E, 186.4 feet to an iron pin; thence N 30-30 E, 52 feet to an iron pin, joint corner of Lots 4 and 5; thence along and with the line of Lot 5, S 76-30 E, 196.2 feet to an iron pin on Rowley Street; thence with Rowley Street, S 20-10 W, 50 feet to an iron pin, the point of beginning.

THIS conveyance is made subject to any restrictions, reservations, zoning ordinances or easements that may appear of record, on the recorded plat(s), or on the premises.

THIS is the same property conveyed to Lisa Bruce Price Reynolds by deed of Henry M. Lee dated April 22, 1980 and recorded in Deed Book 1124 Page 489.

GRANTEE covenants for himself his heirs and assigns that he will erect no structure larger than that suitable for single family dwelling or a duplex.

26(500) 34-2-13



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 16th day of August, 19 83
SIGNED, sealed and delivered in the presence of:
Lisa Bruce Price Reynolds (SEAL)
Lisa Bruce Price Reynolds (SEAL)

Helli B. Wagon
James H. Price III

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 16th day of August, 19 85
James H. Price III (SEAL) Helli B. Wagon
Notary Public for South Carolina

My commission expires 10/3/85

STATE OF SOUTH CAROLINA }
COUNTY OF }

NO RENUNCIATION OF DOWER IS NECESSARY
FEMALE 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 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 16 day of August 19 83 at 4:20 P. M., No. 55275

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