

JAN 25 10 29 AM '71

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

OLLIE FARNSWORTH  
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that **SETH W. SCRUGGS**

in consideration of **SIXTEEN THOUSAND NINE HUNDRED AND No/100--(\$16,900.00) -----** 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 **KENNETH L. ADAMS AND ETHEL W. ADAMS, THEIR HEIRS AND ASSIGNS FOREVER:**

ALL that piece, parcel or lot of land in the State of South Carolina,  
County of Greenville, in or near the Town of Travelers Rest known and  
designated as Lot No. 31, as shown on a revised map of Lot Nos. 34  
through 47 of a subdivision known as Meadowbrook Farms, a plat of  
which is recorded in the RMC Office for Greenville County in Plat  
Book PP at page 113 and having, according to said plat, the following  
metes and bounds, to wit:

BEGINNING at a point on the southern side of Tolar Road at the joint  
front corner of Lot Nos. 31 and 32 and running thence S. 03-00 W. 151.3  
feet to a point at the joint rear corner of Lot Nos. 31 and 32; thence  
N. 87-00 W. 100 feet to a point at the joint rear corner of Lot Nos. 30  
and 31; thence N. 3-00 E. 151.3 feet to a point on the southern side of  
Tolar Road; thence with the side of said Road, S. 87-00 E. 100 feet to  
the point of beginning.

This is a portion of that property deeded to the grantor by deed recorded  
in the RMC Office for Greenville County in Deed Book 627 at page 81.

This property is conveyed subject to restrictive covenants of record and  
to any easements or rights of way affecting same.



18.70

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or apper-  
taining; to have and to hold all and singular the premises before mentioned unto the grantee(s), and the grantee(s)' heirs or successors and assigns,  
forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(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)' heirs or successors and against every person whomsoever law-  
fully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s)' hand(s) and seal(s) this 22<sup>nd</sup> day of January 1971

SIGNED, sealed and delivered in the presence of:

Seth W. Scruggs (SEAL)

Lewis P. Ellenburg  
John T. Freeman

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 22 day of January 1971.

John T. Freeman (SEAL)  
Notary Public for South Carolina.

Lewis P. Ellenburg

My Commission Expires Feb. 24, 1980

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 re-  
linquish unto the grantee(s) and the grantee(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 22<sup>nd</sup> day of January 1971.

John T. Freeman (SEAL)  
Notary Public for South Carolina  
MY COMMISSION EXPIRES 2/24/80

Bobbie H. Scruggs  
Bobbie H. Scruggs

RECORDED this 25th day of January 1971 at 10:29 A.M. No. #17104

26-436-0-1