

TITLE TO REAL ESTATE—Prepared by MANN, FOSTER & BRISSEN, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

VOL 940 PAGE 59

GREENVILLE CO. S. C.
FILED
APR 3 1 34 PM '72
OLLIE FARNSWORTH
R. M. C.

KNOW ALL MEN BY THESE PRESENTS, that We, Wallace E. & Ruth E. Girardeau

in consideration of Sixteen Thousand Nine Hundred Fifty and No/100-----(\$16,950.00)----- Dollars,

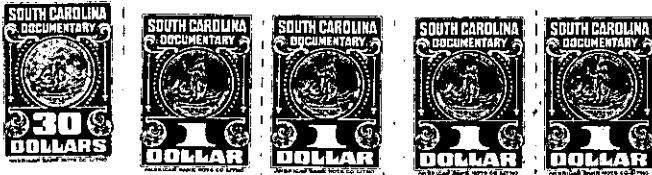
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Eldred E. Lauer, & Ina S. Lauer, their heirs and assigns forever

All that piece, parcel or lot of land located in the County of Greenville, State of South Carolina, and being known and designated as Lot 40 on a plat entitled Extension of Brook Forest prepared by Jones and Sutherland Engineers dated September 11, 1959, and has according to said plat recorded in the RMC Office for Greenville County in Plat Book 00 at Page 334, the following metes and bounds, to-wit:

BEGINNING at a point on the eastern side of Fairmont Avenue, joint front corner of Lots 40 and 41 and running thence along Fairmont Avenue S. 5-32 E. 90 feet to a point; thence running along the line of lots 39 and 40 N. 84-28 E. 140 feet to a point; thence running N. 5-32 W. 90 feet to a point; thence running S. 84-28 E. 140 feet to the point of beginning.

This conveyance is made subject to such easements, rights-of-way and restrictions of record or as appear on the premises.

This is the same property conveyed to the grantor herein by deed recorded in the R. M. C. Office for Greenville County, in Deed Book 908, at Page 180.



Greenville County
Stamps
18.70

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 31st day of March 19 72 .

SIGNED, sealed and delivered in the presence of:

Paul J. Foster
Wendell G. Hartley

Wallace E. Girardeau (SEAL)
Ruth E. Girardeau (SEAL)

_____ (SEAL)

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 deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 31st day of March 19 72 .

Paul J. Foster (SEAL)
Notary Public for South Carolina.
My commission expires 4/7/79

Wendell G. Hartley

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 31st day of March 1972 .

Paul J. Foster (SEAL)
Notary Public for South Carolina.
My commission expires 4/7/79

Ruth E. Girardeau

RECORDED, this 3rd day of April 19 72, at 1:34 P. M., No. 26493

151-318-3-65