

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

RECORDED

KNOW ALL MEN BY THESE PRESENTS, that JEFF R. RICHARDSON, SR.

in consideration of SIX THOUSAND AND NO/100 (\$6,000.00) ----- 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

FRANCES J. WOOD, HER HEIRS AND ASSIGNS FOREVER:

ALL that certain piece, parcel or lot of land, with the improvements thereon, lying being and situate on the southern side of Richardson Street in the Town of Simpsonville, County of Greenville, State of South Carolina, being known and designated as Lot No. 3 in accordance with Plat of L. L. Richardson Estate made by C. O. Riddle, dated March 31, 1959, and recorded in the RMC Office for Greenville Co. in Plat Book MM at page 95, and being more fully described in accordance with said plat, to wit:

BEGINNING at an iron pin on the southern side of Richardson Street, joint front corner of Lots No. 3 and 4, being 167 feet from the intersection of South Street and Richardson Street and running thence S. 13-49 E., 151.4 feet to an iron pin; thence N. 76-11 E., 70 feet to an iron pin; thence N. 13-49 W., 151.4 feet to an iron pin; thence along Richardson Street, S. 76-11 W., 70 feet to an iron pin, being the point of beginning.

This is the same property conveyed to the grantor by Deed recorded in the RMC Office for Greenville County in Deed Book 718 at page 409.

797-320-1-37

This conveyance is subject to restrictive covenants of record, set back lines, road or passageways, easements and rights of way, if any, affecting the above described property.



Greenville County  
Stamps  
Paid \$ 6.60  
Act No. 380 Sec. 1

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 grantees(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 37<sup>th</sup> day of November, 1974.

SIGNED, sealed and delivered in the presence of:  
Spald & Morkland (SEAL)  
Robert L. Wine (SEAL)

Jeff R. Richardson, Sr. (SEAL)

STATE OF SOUTH CAROLINA } PROBATE  
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 37<sup>th</sup> day of November 1974.  
Robert L. Wine (SEAL) Spald & Morkland

Notary Public for South Carolina  
My commission expires 10/20/79.

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER  
COUNTY OF GREENVILLE }

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 37<sup>th</sup> day of November 1974.  
Spald & Morkland (SEAL) Made A. Richardson

Notary Public for South Carolina  
My commission expires 10/20/79.

RECORDED this day of DEC 3 1974 9:25 A.M. M. No. 13756

0218

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