

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that John W. Simmons and Amie B. Simmons.

in consideration of Twenty-Five Thousand and No/100ths-----(\$25,000.00)----- 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 Robert M. Bixby, Jr. and Bonnie M. Bixby, their heirs and assigns forever:

ALL that certain piece, parcel or lot of land situate, lying and being near the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot # 54 on the southern side of Hampshire Drive of a subdivision known as Homestead Acres as shown on a plat prepared by J. Mac Richardson, Engineer, dated November, 1959 and recorded in Plat Book RR at page 35 and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Hampshire Drive, joint front corner of Lots 54 and 55 and running thence with the joint line of said lots S. 2-10 E. 156.1 feet to an iron pin; thence S. 75-43 W. 86.9 feet to an iron pin at the joint rear corner of lots 54 and 53; running thence N. 2-10 W. 174.4 feet to an iron pin on the southern side of Hampshire Drive; thence with the southern side of Hampshire Drive N. 87-50 E. 25 feet to the point of BEGINNING.

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50.00
27.50

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 28th day of May 19 75

SIGNED, sealed and delivered in the presence of:

Arthur H. Grayson (SEAL)
Cleo L. Lee (SEAL)

John W. Simmons (SEAL)
Amie B. Simmons (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 written deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 28th day of May 19 75

Arthur H. Grayson (SEAL)
Notary Public for South Carolina.
My commission expires: 11/19/79

Cleo L. Lee

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
28th day of May 19 75
Arthur H. Grayson (SEAL)
Notary Public for South Carolina.
My commission expires: 11/19/79

Amie B. Simmons

RECORDED this day of MAY 29 1975 at 10:10 A. M. No. 27892

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