

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that John Prescott Spigner, Jr. and Carolyn Schoepf Spigner

in consideration of Thirty-two Thousand Three Hundred and NO/100 (\$32,300.00)---Dollars,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s), the receipt of which is hereby acknowledged, have granted, bargained, sold and released, by these presents do grant, bargain, sell and release unto Samuel Todd Martin and Virginia P. Martin, their Heirs and Assigns, forever:

ALL that certain piece, parcel or lot of land in Greenville County, State of South Carolina, being known and designated as Lot No. 17 of Subdivision known as WOODCLIFF as shown by plat thereof, prepared by Piedmont Engineers and Architects, dated June 23, 1971, and recorded in Plat Book 4-N, at Page 44 in the R.M.C. Office for Greenville County, South Carolina.

Reference is hereby made to said plat for a more particular description.

This conveyance is made subject to the restrictive and protective covenants affecting the Subdivision known as WOODCLIFF, said restrictive and protective covenants being recorded in the R.M.C. Office for Greenville County, South Carolina in Deed Book 929, at Page 412.

This conveyance is made subject to any restrictive covenants, building set-back lines, rights-of-way and easements which may affect the above described property.

The Grantees agree to pay the Greenville County property taxes for the year 1976.

The within property is the same property conveyed to the Grantors herein by that certain deed recorded in the R.M.C. Office for Greenville County, South Carolina in Deed Book 996, at Page 491.

599 300-7-62



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 June 1976.
Sealed and delivered in the presence of:
James H. Cassidy (SEAL)
Sharon N. Vance (SEAL)
John Prescott Spigner, Jr. (SEAL)
Carolyn Schoepf Spigner (SEAL)

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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 16th day of June 19 76
James H. Cassidy (SEAL)
Sharon N. Vance (SEAL)
Notary Public for South Carolina
My commission expires 8-16-84

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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 singular the premises within mentioned and released.

GIVEN under my hand and seal this 16th day of June 1976
James H. Cassidy (SEAL)
Carolyn Schoepf Spigner 65.00
Notary Public for South Carolina
My commission expires 8-16-84

RECORDED this 16 day of JUN 16 1976 at 3:57 PM



Greenville County
Stamps
Paid \$ 35.75
Act No. 380 Sec. 1

4328 RV-2J