TITLE OF REAL ESTATE-Cheros and MEXICONY Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE

vol 1095222 555

GREENVILLE CO. S. C.

KNOW ALL MEN BY THESE PRESENTS, that I lawrenes All Read DONNIE S. TANKERSLEY

in consideration of

One and no/100-----

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 Ronald A. Phelps and Alicia K. Phelps. their heirs and assigns, forever:

A commercial easement appurtenant for ingress and egress from Wade Hampton Boulevard to property previously purchased from the grantor by the grantee described in a deed recorded in Deed Book 1078 at page 755, said easement being over and across the following described property:

Beginning at an iron pin on the right of way of Wade Hampton Boulevard at the joint front corner of the grantee and grantor herein and running thence with the right of way of Wade Hampton Boulevard, S. 52-30 W. 10 feet; thence turning and running S. 37-50 E. 200 feet to an iron pin in rear line of grantor's property; thence with the rear line of grantor's property, S. 52-30 W. 10 feet to joint rear corner of grantor and grantee; thence with the joint line of grantor and grantee, N. 37-50 W. 200 feet to the point of beginning.

Being a portion of the property conveyed by Hess Realty by deed recorded April 28, 1978 in Deed Book 1078 at page 756. _ 5/9 - 189, 2 -2 - 63.3

The above conveyance is subject to all rights of way, easements and protective covenants affecting same appearing upon the public records of Greenville County.

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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns against the grantor(s) and the grantor's(s') heirs, successors and assigns 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	17thday of January	19 79.
SIGNED, sealed and relivered in the presence of: Chelone Boerma	_ Lawrence	(SEAL)
o C	And the second s	(SEAL)
		(SEAL)
STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE Personally (grantor(s) sign, seal and as the grantor's(s') act an	PROBATE appeared the undersigned witness and the dead deliver the within deed and the	nd made oath that (s)he saw the within named
witnessed the execution thereof.		at (o)ne, with other withes subscribed above
Notary Public for South Carolina	EAL)	n A. Cheros
My commission expires: 4/7/79		
STARE OF SOUTH CAROLINA COUNTY OF GREENVILLE	RENUNCIATION OF DOWER	
I, the undundersigned wife (wives) of the above named granto separately examined by me, did declare that she does soever, renounce, release and forever relinquish unto and estate, and all her right and claim of dower of, in	r(s) respectively, did this day appear freely, voluntarily, and without any c the grantee(s) and the grantee's(s')	ompulsion, dread or fear of any person whom- heirs, successors and assigns, all her interest
GIVEN under my hand and seal this Add the January 19 79 .	- 416	ador K. Reif.
Darek Bouma	SEAL)	<u> </u>
Notary Public for South Carolina. My commission expires: 4/7/79	,	
My commission expires:		4.5/15

RECORDED this day of JAN 18 1979 19 , at 9:03 A. M. No. 21205

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