

FILED GREENVILLE CO. S. C.

TITLE OF REAL ESTATE—Prepared by LOVE, THORNTON & ARNOLD, Att

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

JAN 23 2 06 PM 1963



OLLIE J. SWORTH Transfer All Men by these Presents:

That M. R. Hamby, Jr. in the State aforesaid, in consideration of the sum of Two Thousand Three Hundred Fifty and No/100 - - DOLLARS,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said James B. Irvin, Jr. and Billie D. Irvin, their heirs and assigns forever:

All that lot of land situate on the North side of Don Drive, partly inside and partly outside the corporate limits of the City of Greenville, in Greenville County, South Carolina, being shown as Lot 42 on Plat of Section A, of Gower Estates made by Dalton & Neves, Engineers, January 1960, recorded in the R. M. C. Office for Greenville County, S. C. in Plat Book QQ, Pages 146 and 147, and having, according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the North side of Don Drive at joint corner of Lots 41 and 42, and running thence N. 31-01 E. 221.8 feet to an iron pin; thence S. 51-44 E. 83.1 feet to an iron pin; thence with the line of Lot 43, S. 28-31 W. 201.8 feet to an iron pin on the North side of Don Drive; thence along Don Drive, N. 67-39 W., 93.9 feet to the beginning corner.

This property is conveyed subject to the restrictive covenants recorded in the R. M. C. Office for Greenville County, S. C. in Deed Book 663, Page 118.

Being the same property conveyed to the Grantor by deed recorded in Deed Book 675 at Page 485.

TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining TO HAVE AND TO HOLD all and singular the said Premises before mentioned unto the grantee(s) hereinabove named, and their Heirs and Assigns forever. And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s') Heirs and Assigns against the grantor(s) and the grantor's(s') Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor's(s') hand and seal this 23rd day of January in the year of our Lord One Thousand Nine Hundred and Sixty-Three

Signed, Sealed and Delivered in the Presence of M. R. Hamby, Jr. (Seal) Nancy Mitchell (Seal) Clifford F. Gaddy, Jr. (Seal)

STATE OF SOUTH CAROLINA, Greenville County Personally appeared before me Nancy Mitchell and made oath that she saw the within named grantor(s) M. R. Hamby, Jr. sign, seal and as his act and deed deliver the within written deed, and that he, with Clifford F. Gaddy, Jr. witnessed the execution thereof. Sworn to before me this 23rd day of January, 1963. Clifford F. Gaddy, Jr. (Seal) Notary Public for South Carolina Nancy Mitchell

STATE OF SOUTH CAROLINA, Greenville County RENUNCIATION OF DOWER I, Clifford F. Gaddy, Jr. Notary Public, do hereby certify unto all whom it may concern, that Mrs. Carolyn W. Hamby wife of the within named M. R. Hamby, Jr. did this day appear before me, and 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 or persons whomsoever, renounce, release, and forever relinquish unto James B. Irvin, Jr. & Billie D. Irvin, their Heirs and Assigns, all her interest and estate, and also her right and claim of Dower of, in or to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this 23rd day of January, 1963. Clifford F. Gaddy, Jr. (Seal) Notary Public for South Carolina Mrs. Carolyn W. Hamby

Cancelled documentary stamps attached: S. C. \$ ; U. S. \$ Recorded this 23rd day of January 1963 at 2:06 P.M. M. No. #18692

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