

FEB 13 4 27 PM '70

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

OLLIE FARNSWORTH
R. M. C.

KNOW ALL MEN BY THESE PRESENTS, that RICHARD N. RYER

in consideration of Sixteen Thousand, Nine Hundred Fifty and no/100 (\$16,950.00)-----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 GARVIN N. BEEKS, ODESSA A. BEEKS and GARVIN BEEKS, JR., their heirs and assigns forever,

ALL that lot of land with improvements, situate lying and being on the North-eastern side of Ladson Street in the City of Greenville, Greenville County, South Carolina, being the rear portions of Lots 10 and 11, shown on a plat of the property of O. P. Mills, by R. E. Dalton, Engineer, dated May 1914 and recorded in the RMC Office for Greenville County, South Carolina, in Plat Book C at Page 284. The metes and bounds of the property are: Beginning at an iron pin in Ladson Street 130.4 feet from Mills Avenue and running thence N35-33W 50 feet to an iron pin, thence N45-27E 135.2 feet to an iron pin, thence S36-14E 50 feet to an iron pin, thence S45-27W 135.8 feet to the point of beginning.

This same lot was conveyed to Richard N. Ryer by deed of Richard N. Ryer and Harrison R. King, dated March 31, 1950, and recorded in the RMC Office for Greenville County, South Carolina, in Deed Book 407 at Page 469. This lot is conveyed subject to all restrictions, reservations, conditions and easements of public record.



Greenville County
Stamps
Paid \$ 17.00
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 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 assigns against the grantor(s) and the grantor'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 13th day of February 19 70.

SIGNED, sealed and delivered in the presence of

Richard N. Ryer (SEAL)
Richard N. Ryer

Jack Pressley Tate
Jack Pressley Tate

Linda M. Robertson
Linda M. Robertson

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 13th day of February 19 70.

Jack Pressley Tate (SEAL)
Notary Public for South Carolina, Jack Pressley Tate
My Commission expires Sept. 15, 1979.

Linda M. Robertson
Linda M. Robertson

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

13 day of February 19 70.

Jack Pressley Tate (SEAL)
Notary Public for South Carolina My Commission Expires September 15, 1979

Caroline King Ryer
Caroline King Ryer

RECORDED this 13th day of February 19 70 at 4:27 P. M., No. 17990

17-519-2-7