

TITLE TO REAL ESTATE - Prepared by Julius B. Arden, Attorney at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

OLLIE FARNSWORTH
R. M. C.

KNOW ALL MEN BY THESE PRESENTS, that I, Colin D. Heaton, of the County and State aforesaid,

in consideration of Seven Thousand Five Hundred (\$7,500.00) - - - - - 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 R. Taylor, James V. Phoa and Ward W. Andersen, their heirs and assigns forever, the following described property, to-wit:

All that certain lot of land lying in Greenville County, State of South Carolina, on the southern side of Rogers Avenue, shown as Lot 48 on a plat of subdivision of Perry Property in Sans Souci, recorded in the RMC Office for Greenville County in Plat Book I, at page 33, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Rogers Avenue, at the joint front corner of Lots 48 and 49, and running thence along the line of Lot 49, S. 10-17 E. 150 feet to an iron pin; thence S. 79-28 W. 50 feet to an iron pin at the corner of Lot 47; thence along the line of Lot 47, N. 10-17 W. 150 feet to an iron pin on the southern side of Rogers Avenue; thence along Rogers Avenue, N. 79-28 E. 50 feet to the point of beginning.

This is the same property conveyed to the grantor by deed from Virgie F. Heaton, dated January 15th, 1969, and recorded in the RMC Office for Greenville County, South Carolina, in Deed Book 860, at page 123.

This deed is made subject to any restrictions, easements, and rights-of-way that may appear of record and/or on the recorded plat and/or on the premises.



8.25

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 15th day of April, 19 71.

SIGNED, sealed and delivered in the presence of:

Colin D. Heaton (SEAL)

Alice Lamm (SEAL)

Julius B. Arden Jr (SEAL)

____ (SEAL)

STATE OF SOUTH CAROLINA } PROBATE
COUNTY OF GREENVILLE }

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 15th day of April, 1971.

Alice Lamm (SEAL)
Notary Public for South Carolina.

Julius B. Arden Jr

My commission expires: 3-9-81.

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER
COUNTY OF GREENVILLE }

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 15th day of April, 19 71.

Alice Lamm (SEAL)
Notary Public for South Carolina.

Mrs. Jarvis B. Heaton

My commission expires: 3-9-81

RECORDED this 16 day of April 19 71 at 9:43 A. M., No 24269

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