

GREENVILLE CO. S. C.

HORTON, DRAWDY, MARCHBANKS, ASHMORE, CHAPMAN & BROWN, P.A. 307 PETTIGRU STREET, GREENVILLE, S.C. 29603

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

JAN 4 4 51 PM '74
DONNIE S. TANKERSLEY
R.H.C.

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KNOW ALL MEN BY THESE PRESENTS, that I, T. Walter Brashier

in consideration of Thirty-two Thousand Five Hundred and No/100 (\$32,500.00) ----- 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 Harold Dean Simmons, his heirs and assigns:

ALL that piece, parcel or lot of land situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina, on the southern side of Lowndes Avenue, being shown and designated as Lot 26, Elletson Acres, Section B, on a plat made by Jones Engineering Services, dated January 2, 1974, captioned Property of Harold Dean Simmons, recorded in the R.M.C. Office for Greenville County, S.C. in Plat Book 5E at Page 31, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeast side of Lowndes Avenue, joint front corner of Lots 26 and 27 of Elletson Acres, thence along Lowndes Avenue N. 34-05 E. 152.5 feet to an iron pin, thence N. 58-47 E. 69 feet to an iron pin; thence along the center line of a drainage easement the traverse lines to offset iron pins on Lot 26 being S. 12-00 E. 66 feet, S. 17-23 W. 55 feet, S. 23-14 E. 67.4 feet, S. 2-21 W. 60 feet, and S. 45-22 W. 30 feet to an iron pin; thence along the joint property line of said lots 26 and 27, N. 54-55 W. 174.5 feet to the point of beginning.

This conveyance is made subject to easements, restrictions, or rights of way which may be of record in the R.M.C. Office for Greenville County, S. C.

Derivation: Deed Book 926, page 231.



GREENVILLE COUNTY
B. 75

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 4th day of January 1974.

SIGNED, sealed and delivered in the presence of

Pat Jernell (SEAL)
William B. Hagan (SEAL)

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 4th day of January ----- 19 74.

William B. Hagan (SEAL) Pat Jernell
Notary Public for South Carolina
My commission expires: 7/25/81

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 grantor(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 4th day of January ---- 19 74.

William B. Hagan (SEAL) Christine M. Brashier
Notary Public for South Carolina
My commission expires: 7/25/81

RECORDED this day of JAN 4 1974 at M. No. 17035

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