

GREENVILLE CO. S. C.

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STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that

APR 16 12 17 PM '76

DONNIE S. TANKERSLEY
R.M.C.

Billy E. Smith, Jr. and Carol Marie Smith

in consideration of Forty-Two Thousand Two Hundred and 00/100 (\$42,200.00) 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 Lee K. Groome and Laveeta N. Groome, their heirs and assigns forever:

ALL those pieces, parcels or lots of land, situate, lying and being in the
County of Greenville, State of South Carolina, located at the southwest corner
of the intersection of Berryhill Road and Lake Fairfield Drive, being known
and designated as Lots Nos. 97 and 97-A, as shown on plat of Lake Forest,
Section Two, a plat of which is recorded in the R.M.C. Office for Greenville
County in Plat Book EE, Page 71, and having, according to said plat, the fol-
lowing metes and bounds, to-wit:

BEGINNING at an iron pin on the south side of Berryhill Road at the corner of
Lots Nos. 97 and 98 and runs thence along the south side of Berryhill Road,
S. 86-43 E. 120 feet to an iron pin; thence continuing with said Berryhill Road,
N. 85-55 E. 33.5 feet to an iron pin; thence with the curve of Berryhill Road
and Lake Fairfield Drive (the chord being S. 37-38 E.) 38.9 feet to an iron pin
on the west side of Lake Fairfield Drive; thence continuing with the curve of
Lake Fairfield Drive (the chord being S. 18-30 W.) 126.6 feet to an iron pin;
thence still continuing with the curve of Lake Fairfield Drive (the chord being
S. 24-30 E.) 69.6 feet to an iron pin; thence with the curve of Lake Fairfield
Drive and Hermitage Road (the chord being S. 19-19 W.) 51.26 feet to an iron
pin on the northwest side of Hermitage Road; thence along Hermitage Road, S.
56-52 W. 3 feet more or less to a point in the center of a branch; thence run-
ning along the center of said branch the traverse line being N. 58-32 W. 140.2
feet to an iron pin; thence S. 72-20 W. 83.4 feet to an iron pin; thence N.
6-36 E. 63.6 feet to an iron pin; thence N. 17-07 E. 165.4 feet to an iron pin,
the point of beginning.

DERIVATION: 945-231
BLOCK BOOK REFERENCE: 277-2-99 & 117

271-377-2-99 & 117

This conveyance is made subject to any and all easements, rights-of-way and
restrictions of record or may be seen by an inspection of the ground.

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or ap-
pertaining; 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 per-
son 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, 1976

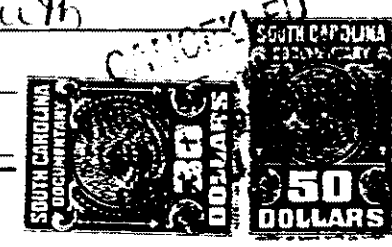
SIGNED, sealed and delivered in the presence of:

Johnnie Groome (Signature)

Billy E. Smith Jr. (Signature) (SEAL)
Carol Marie Smith (Signature)

Wilma A. Essell (Signature)

Greenville County
Stamps Paid \$ 46.75
Act No. 350 Sec. 1



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 15th day of April, 1976.

Johnnie Groome (Signature) (SEAL)

Wilma A. Essell (Signature)

Notary Public for South Carolina.

My commission expires 1/11/82



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 whomso-
ever, renounce, release and forever relinquish unto the grantee(s) and the grantee(s)'s heirs or successors and assigns, all her interest and es-
tate, and all her right and claim of dower of, in and to all singular the premises within mentioned and released.

GIVEN under my hand and seal this

15th day of April, 1976
Johnnie Groome (Signature) (SEAL)

Carol Marie Smith (Signature)

Notary Public for South Carolina.

My commission expires 1/11/82

RECORDED this day of APR 16 1976 at 12:17 P. M., No. 20010

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