

TITLE TO REAL ESTATE - INDIVIDUAL FORM -- Dillard & Mitchell, P.A., Greenville, S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

JUL 1 9 46 AM '76
DONNIE S. TANKERSLEY
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that I, James W. Overbay

in consideration of FORTY SIX THOUSAND AND NO/100 ----- (\$46,000.00) - 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

THEODORE M. AND MARY S. YAGER, their heirs and assigns forever:

ALL that piece, parcel or lot of land, with all building and improvements thereon, situate, lying and being on the southern side of Singing Pines Drive, in Greenville County, South Carolina, being known and designated as Lot No. 9 on a plat of RIVERWOOD, property of Norman S. Garrison, Jr. and Bobby G. Sexton made by C. O. Riddle, dated April 1967 and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Singing Pines Drive at the joint front corner of Lots Nos. 9 and 10 and running thence along the line of Lot No. 10, S. 30-00 W., 200 feet to an iron pin in the line of Lot No. 16; thence along the line of Lot No. 16, N. 60-00 W., 200 feet to an iron pin on the southeastern side of Singing Pines Drive; thence along the southeastern side of Singing Pines Drive, N. 30-00 E., 200 feet to an iron pin; thence along the curve of Singing Pines Drive, the chord of which is N. 75-00 E., 35.5 feet to an iron pin; thence continuing along said Drive, S. 60-00 E., 175 feet to an iron pin, the point of BEGINNING. — 166-255-1-13

The above property is the same conveyed to the grantor herein by deed of G. W. Allen and Carol K. Allen recorded August 14, 1972, in Deed Book 951 at page 593, and is hereby conveyed subject to rights of way, easements, conditions, roadways, setback lines and restrictive covenants reserved on plats and other instruments of public record and actually existing on the ground affecting said property.

The grantees herein agree and assume to pay Greenville County property taxes for the tax year 1976 and subsequent years.



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 30th day of June 19 76

Signed, dated and delivered in the presence of:

Allen S. Padman (SEAL) James W. Overbay (SEAL)
Jack H. Mitchell III (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 30th day of June 19 76

Allen S. Padman (SEAL) Jack H. Mitchell III
Notary Public for South Carolina
My commission expires: 11-21-84

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 30th day of June 19 76

Allen S. Padman (SEAL) Etter S. Overbay
Notary Public for South Carolina
My commission expires: 11-21-84
RECORDED this day of JUL 1 1976 at 9:46 A. M., No. 00053

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