

FILED

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

JUL 7 3 21 PM '76  
DONNIE S. TANKERSLEY  
R.M.C.

VOL 1039 PAGE 253

KNOW ALL MEN BY THESE PRESENTS, that Jeff R. Richardson, Jr. -----

in consideration of Twenty-four Thousand Nine Hundred Fifty and No/100 (\$24,950.00) ----- 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 Marvin D. Spearman and Brenda D. Spearman, their heirs and assigns forever:

ALL that piece, parcel or lot of land, with improvements thereon, situate lying and being in the County of Greenville, State of South Carolina and is known and designated as Lot No. 16 of a subdivision known as Lakeview Terrace, Section 1 and according to a plat recorded in the R.M.C. Office for Greenville County in Plat Book 50 at Page 77, entitled "Property of Marvin D. Spearman and Brenda D. Spearman, has the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northeastern side of Frontage Road at the joint front corner of Lots Nos. 16 and 17 and running thence with the joint line of said lots N. 49-32 E., 247.0 feet to an iron pin; running thence S. 23-16 E., 104.7 feet to an iron pin at the joint rear corner of Lots Nos. 16 and 15; running thence with the joint line of said lots S. 49-32 W., 216.0 feet to an iron pin on the northeastern side of Frontage Road; running thence along the northeastern side of said road N. 40-28 W., 100 feet to an iron pin, point of beginning.

This conveyance is made subject to all easements, conditions, covenants, restrictions and rights of way which are a matter of record and/or actually existing on the ground affecting the above described property.

This is the same property conveyed to the Grantor herein by deed of Walter L. Turner and Irene P. Turner recorded in the R.M.C. Office for Greenville County in Deed Book 1039 at Page 250 .  
- 299-333-1-19

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 28th day of June 19 76

SIGNED, sealed and delivered in the presence of

*Francis K. Bagwell*  
*James C. Blakely, Jr.*

*[Signature]* (SEAL)  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
(SEAL)  
(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 written deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 28th day of June 19 76

*James C. Blakely, Jr.* (SEAL)  
Notary Public for South Carolina  
My commission expires: 11/9/81.

*Francis K. Bagwell*

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.

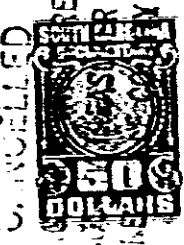
GIVEN under my hand and seal this

28th day of June 19 76.  
*James C. Blakely, Jr.* (SEAL)  
Notary Public for South Carolina  
My commission expires: 11/9/81

*Therence M. Richardson*

RECORDED this 7th day of July 19 76 at 3:21 P/ M. No.

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56.00  
Greenville County  
Stamps  
Paid \$ 27.50  
Fee No. 350 Sec. 1

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