

FILED  
GREENVILLE CO. S. C.

P. O. BOX 10162, F.S.  
119 Manly Street  
Greenville, S. C. 29603

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

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

JUL 30 2 20 PM '76  
DONNIE S. TANKERSLEY  
R.M.C.

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KNOW ALL MEN BY THESE PRESENTS, that WILLIAM M. GRANT, JR.

Thirty-five Thousand Eight Hundred Fifty-nine & 60/100ths (\$35,859.60) Dollars  
in consideration of Exchange of property value of \$22,640.40, and assumption of mortgage indebtedness set forth below in the sum of \$20,000.00--  
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto

JOHN M. DILLARD, his heirs and assigns, forever:

ALL those pieces, parcels or lots of land, together with all buildings and improvements, situate, lying and being on the eastern side of North Main Street, in the City of Greenville, Greenville County, South Carolina, being shown and designated as the northern portion of Lot No. 11 and all of Lot 12 of Block H, on a plat of NORTHGATE, PROPERTY OF UTOPIAN DEVELOPING CO., made by C. M. Furman, Jr., Surveyor, revised by R. E. Dalton in May, 1939, recorded in the RMC Office for Greenville County, S. C., in Plat Book M, page 13, and having according to said plat and a more recent plat of the property of William M. Grant, Jr., made by Freeland & Associates, Engineers, dated July 27, 1976, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of North Main Street at the joint front corners of Lots Nos. 12 and 13, Block H, said iron pin being located 300 feet south from the intersection of the right of way of North Main Street with East Avondale Drive, and running thence along the line of Lot 13, S. 74-35 E., 200 feet to an iron pin; thence along the rear lines of Lots Nos. 30, 31 and 32 of Block H, S. 15-20 W., 125 feet to an iron pin in the line of Lot No. 11; thence through Lot No. 11 and with the line of property owned by Sherman, N. 74-40 W., 200 feet to an iron pin on North Main Street; thence along the eastern side of North Main Street, N. 15-20 E., 125.3 feet to an iron pin, the point of beginning.

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The above described property is the same conveyed to William M. Grant, Jr. and Jeannie G. Grant by deed of Hargrove Bowles, III, recorded in the RMC Office for Greenville County, S. C., in Deed Book 988, page 424, on November 16, 1973, and conveyed by Jeannie G. Grant to William M. Grant, Jr., by deed recorded in the RMC Office for said county and state in Deed Book 1021, page 266 on July 15, 1975, and is hereby conveyed subject to rights of way, easements, conditions, public roads and restrictive covenants reserved on plats and other instruments of public record and actually existing on the ground affecting said property.

(OVER)  
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 July 1976  
Signed, sealed and delivered in the presence of:

*Charles E. McDonald*  
*Vera G. Quinn*  
CANCELED  
GR  
SOUTH CAROLINA  
PROBATE

*William M. Grant, Jr.*  
WILLIAM M. GRANT, JR.

SOUTH CAROLINA  
DOLLAR  
SEAL  
SEAL

STATE OF SOUTH CAROLINA  
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 30th day of July 1976

*Charles E. McDonald* (SEAL)  
Notary Public for South Carolina  
My commission expires: 1/20/80

*Vera G. Quinn*

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

RENUNCIATION OF DOWER - UNNECESSARY GRANTOR UNMARRIED

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  
day of 19

Notary Public for South Carolina  
My commission expires:

RECORDED this day of

CANCELED  
SOUTH CAROLINA  
DOCUMENTARY  
DOLLARS  
DOLLARS  
DOLLARS  
DOLLARS  
DOLLARS

117.00  
117.00  
Greenville County  
Stamps 64.35  
Paid \$ 32.60  
Act No. 380 Sec. 1

(CONTINUED ON NEXT PAGE)

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