

Grantee's Mailing Address 28 Kirkwood Lane, Greenville, South Carolina
TITLE TO REAL ESTATE—Offices of Earle, Rozenman & Grayson, Attorneys at Law, Greenville, S. C.

GREENVILLE, CO. S. C.

VOL 1040 528

STATE OF SOUTH CAROLINA

AUG 3 11 41 AM '76

COUNTY OF GREENVILLE

DONNIE S. TANKERSLEY
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that I, James Peter Richey,

in consideration of --Three Thousand and No/100 and assumption of mortgage set out Dollars,
below
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release
unto Maurice P. Boggs and Luree H. Boggs, their heirs and assigns forever:

All that piece, parcel or lot of land in the County of Greenville, State of South Carolina, City of Greenville, situate, lying and being on the northern side of Kirkwood Lane being known and designated as Lot No. 164 on a plat of Isaqueena Park recorded in the RMC Office for Greenville County in Plat Book P at Page 130 and 131 and having, according to said plat, the following metes and bounds, to-wit:

Beginning at an iron pin on the northern side of Kirkwood Lane at joint front corner Lots 163 and 164 and running thence along the line of Lot 163, N.6-29W. 175 feet to an iron pin; thence N.83-26E. 113.7 feet to an iron pin; thence along the line of Lot 165, S.9-31W. 175 feet to an iron pin on the northern side of Kirkwood Lane; thence with the curve of Kirkwood Lane (the chord being S.84-24W. 36.3 feet) to an iron pin; thence continuing with the curve of Kirkwood Lane (the chord being S.69-37W. 30.7 feet) to the beginning corner, being the same property conveyed to the grantee by deed of Harold P. Parker, Jr., dated July 23, 1971, and recorded in the RMC Office for Greenville County in Deed Volume 921, at Page 212.

This conveyance is made subject to such easements, rights-of-way and restrictions as appear on record or on the premises. - 519-1892-2-16

The grantee herein expressly assumes and agrees to pay the balance due on a certain note and mortgage executed by James Peter Richey on the 23rd day of July, 1971, in the original sum of \$14,950.00, in favor of Thomas and Hill, Inc., recorded in the RMC Office for Greenville County in Mortgage Book 1200, at page 93, on which there is a balance due of \$14,082.41, as of this date.

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 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:

James Peter Richey (SEAL)
James Peter Richey

Bruce W. Boggs (SEAL)

Vickie H. Wilkerson (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 July, 1976

Bruce W. Boggs (SEAL)
Notary Public for South Carolina

Vickie H. Wilkerson (SEAL)

My commission expires:

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 July, 1976

Bruce W. Boggs (SEAL)
Notary Public for South Carolina

Carol V. Richey
Carol V. Richey

RECORDED this day of AUG 3 1976 10 at 11:41 A. M. No. 3253

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