

Grantees' Address: P. O. Box 282, Simpsonville, S.C. 29681
TITLE TO REAL ESTATE—Offices of Riley and Riley, Greenville, S. C. FILED

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

GREENVILLE CO. S. C.

VOL. 1046 PAGE 555

NOV 22 10 32 AM '76

KNOW ALL MEN BY THESE PRESENTS, that T. P. HIPPS and VIRGINIA V. HIPPS

in consideration of -----FIVE (\$5.00) DOLLARS AND LOVE AND AFFECTION-----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

RONALD N. KIRBY and SHARON H. KIRBY, their heirs and assigns forever:

All that certain piece, parcel or lot of land in Greenville County, State of South Carolina, being known and designated as Lot No. 42 on plat of "Survey for S. T. Holland" prepared by J. Q. Bruce, Surveyor, and recorded in the RMC Office for Greenville County in Plat Book W at page 103 and having according to said plat, the following metes and bounds, to wit:

BEGINNING at a point on the Northeasterly edge of State Highway No. 417 at the joint front corner of Lots Nos. 41 and 42 and running thence with the joint line of said lots N. 61-11 E., 225 feet to a point on land, now or formerly, of Charlie Hipps; thence with said Hipps line, N. 46-36 W., 105 feet to a point at the joint rear corner of Lots Nos. 42 and 43; thence with the joint line of said lots S. 61-11 W., 193 feet to a point on the Northeasterly edge of State Highway 417; thence with the Northeasterly edge of said Highway S. 28-49 E., 100 feet to the beginning corner.

Being a portion of the same property conveyed to the grantors herein by R. L. Cooper by deed dated April 4, 1950 and recorded April 20, 1950 in the RMC Office for Greenville County in Deed Volume 407 at page 439.

This conveyance is made subject to any restrictive covenants, building set-back lines, rights of way and easements which may affect the above described property.

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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 22nd day of November, 1976 .

SIGNED, sealed and delivered in the presence of:

Ann S. Allevine (SEAL)
T. P. Hipps (SEAL)
Virginia V. Hipps (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 22nd day of November 1976.

Edward P. Riley (SEAL)
Notary Public for South Carolina
My commission expires 8-12-80

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

22nd day of November 1976
Virginia V. Hipps
Virginia V. Hipps

Edward P. Riley (SEAL)
Notary Public for South Carolina
My commission expires 8-12-80

RECORDED this day of NOV 22 1976 19 at 10:32 A. M. No. 13969

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