

State of South Carolina **TITLE TO REAL ESTATE**

GREENVILLE COUNTY **Know All Men by These Presents:**

The WADE H. RIDGEWAY hereafter referred to as Grantor, in consideration of the sum of 27,500.00 DOLLARS, paid to Grantor by E. W. PACE AND PAULINE F. PACE hereafter referred to as Grantee, at and before the sealing of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the said Grantee, their heirs and assigns forever:

ALL that piece, parcel or lot of land in the City and County of Greenville, State of South Carolina, on the North side of Pendleton Street, in what was formerly the Town of West Greenville, being all of Lot No. 19 and part of Lot No. 20 on a plat of Sub-division Perry Avenue Annex, made for W. H. Irvine, by W. D. Neves, Engineer, March, 1912, recorded in the RMC Office for Greenville County in Plat Book A, at Page 878, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the North side of Pendleton Street, joint corner of Lots No. 18 and 19; thence with the joint line of said lots, N. 13-15 E. 160.4 feet to an iron pin on the South side of Branwood Street; thence with Branwood Street, S. 74-20 E. 79.3 feet, more or less, to an iron pin on a 22-foot street; thence with said 22-foot street, S. 14-53 W. 174.7 feet, more or less to an iron pin on Pendleton Street; thence with said street, N. 64 W. 81 feet to the beginning corner. The lot herein conveyed includes all of Lot No. 19 as shown on the referred to plat and all of Lot 20 except a street 22 feet wide on the East side of said Lot No. 20.

ALSO All that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, on the north side of Pendleton Street in the City of Greenville, in the area formerly the Town of West Greenville, being lot #18 according to plat of Subdivision Perry Avenue Annex, made for W. H. Irvine by W. D. Neves, Engineer, March 1912, recorded in Plat Book A at Page 878, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin corner of lot #19; thence with said lot N. 13-15 E. 160.4 feet to iron pin on South side of Branwood Street; thence with said Street N. 74-20 W. 39.5 feet to iron pin corner of lot #17; thence with said lot S. 13-15 W. 153.1 feet to iron pin on the north side of Pendleton Street; thence with said Street S. 64 E. 40 feet to the beginning corner.

The above described two lots were conveyed to the Grantor by two Deeds of William O. Lipscomb, Jr., dated December 13, 1974 and November 24, 1975 and recorded February 5, 1975 and November 25, 1975 in Deed Book 1012, Page 84 and Deed Book 1027 at Page 706 respectively.

TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining, **NOT TO HAVE AND TO HOLD** all and singular the said premises before mentioned unto the Grantee and Grantee's Heirs/Successors and Assigns forever. AND Grantor does hereby bind Grantor and Grantor's Successors/Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto Grantee and Grantee's Heirs/Successors and Assigns against Grantor and Grantor's Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the hand and seal of Grantor this 21 day of March 1977

Wade H. Ridgeway (Seal)

Signed, Sealed and Delivered in the Presence of

Beverly Jones
James Price

STATE OF SOUTH CAROLINA
DOCUMENTARY TAX COMMISSION
DOCUMENTARY TAX STAMP
MAR-777
\$ 55.00
PB 11218
Grantor

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

Personally appeared before me the undersigned witness and made oath that he saw Grantor or the Grantor by its duly authorized officer(s) sign, seal and as Grantor's act and deed deliver the written deed and that said witness together with the other witness whose name is also above subscribed witnessed the execution of the within deed by Grantor.

Sworn to before me this 21 day of March, 1977
James Price (Seal)
Notary Public for South Carolina
My Commission expires January 1, 1978

GREENVILLE COUNTY
SOUTH CAROLINA COUNTY DOCUMENTARY TAX
MAR-777
PB 13311
\$ 30.25
RENEWAL OF DOWER

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that Mrs. Pearl M. Ridgeway wife of the within named Grantor did this day appear before me, and 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 or persons whatsoever, renounce, release, and forever relinquish unto Grantee and Grantee's Heirs/Successors and Assigns, all her interest and estate, and also all her right and claim of Dower of, in or to all and singular the premises above described.

GIVEN under my hand and seal this 21 day of March, 1977
Beverly Jones (Seal)
Notary Public for South Carolina
My Commission expires January 1, 1978

Pearl M. Ridgeway
23180

Recorded this 7 day of MAR 7 1977 at 3:13 P. M. No. 23180

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