

310 Clematis St.  
Greenville S.C.  
HORTON, DRAWDY, MARCHBANKS, ASHMORE, CHATELAIN & COMPANY, REALTORS, 307 PETTIGRU STREET, GREENVILLE, S.C. 29603

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }  
MAR 10 1977  
1053 958

KNOW ALL MEN BY THESE PRESENTS, that I, Sara B. Cleveland, Individually and as Executrix and Trustee under Will of J. R. Cleveland, deceased,

in consideration of Two Thousand Eight Hundred and no/100 (\$2,800.00) Dollars  
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release

Irby Simpson and Hagar Simpson, their heirs and assigns forever,

ALL that certain piece, parcel and lot of land, with all buildings and improvements thereon situate, lying and being in Greenville Township, Greenville County, State of South Carolina, being known and designated as Lot number one (No. 1), as shown on plat made by W. J. Riddle, Surveyor, dated April, 1941 of Subdivision known as Nichol Town Heights #2 and recorded in the R.M.C. Office for Greenville County in Plat Book M at Page 5, and having the following metes and bounds, to-wit:

This lot has a frontage of 158.3 feet on Cook Street, now known as Alemda Avenue or Street; 139 feet on the rear; and 75.8 feet on the west, adjoining lots nos. 3 and 4.

This being the same property conveyed to the Grantor by deed of Irby Simpson dated November 25, 1959, recorded in the Greenville County R.M.C. Office in Deed Book 640 at Page 93 and the said J. R. Cleveland, having died testate, leaving his Will of record in the Greenville County Office of the Probate Court in Apartment 1302, File 9. The remaining Grantor is the Executor, Trustee and beneficiary under said Will.

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.

The Grantees assume and agree to pay Greenville County property taxes for the year 1977 and all subsequent years.

DOCUMENTARY STAMP 06.00  
SOUTH CAROLINA COUNTY DOCUMENTARY TAX 03.30  
APR 4 1977

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 24<sup>th</sup> day of March 19 77

SIGNED sealed and delivered in the presence of  
Vance Stewart (SEAL)  
Sara B. Cleveland (SEAL)  
SARA B. CLEVELAND, Individually and as Executrix and Trustee under Will of Jeremiah R. Cleveland, deceased (SEAL)  
Patricia A. Durham (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 24<sup>th</sup> day of March 1977  
Patricia A. Durham (SEAL)  
Notary Public for South Carolina  
My commission expires: 7-17-85

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER NOT NECESSARY - GRANIOR A WOMAN  
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 \_\_\_\_\_ day of \_\_\_\_\_ 19\_\_\_\_  
(SEAL)  
Notary Public for South Carolina  
My commission expires: \_\_\_\_\_  
RECORDED this APR 4 1977 at 1:03 P.M. No. 26337

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