

Grantee's mailing address: 701 Wembley Dr., Gower Estates, Greenville, S. C.

TITLE TO REAL ESTATE—Offices of Bozeman & Grayson, Attorneys at Law, Greenville, S. C.

Vol 1071 p. 659

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that Anne R. Caldwell

in consideration of Forty-nine Thousand and 00/100 (\$49,000.00) ----- Dollars,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto John H. Boyd, Jr. and Chandler L. Boyd, their heirs and assigns forever,

All that certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, in the corporate limits of the City of Greenville, on the eastern side of Wembley Road and being known and designated as Lot No. 313, Section B, Gower Estates, according to a plat prepared by R. K. Campbell, R.L.S., dated December, 1961 and recorded in the RMC Office for Greenville County in Plat Book XX at pages 36 and 37 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of Wembley Road at the joint front corner of Lots Nos. 312 and 313 and running thence with the joint line of said lots S. 87-25 E. 175 feet to an iron pin; thence S. 2-35 W. 100 feet to an iron pin; thence N. 87-25 W. 175 feet to an iron pin on the eastern side of Wembley Road; thence with the eastern side of Wembley Road N. 2-35 E. 100 feet to the point of beginning.

Being the same property conveyed to Anne R. Caldwell by Samuel M. Inman, Jr. by deed recorded December 20, 1972 in the RMC Office for Greenville County in Deed Volume 963 at page 325.

This conveyance is made subject to any restrictions, reservations, zoning ordinances or easements that may appear of record, on the recorded plat (s) or on the premises.

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 6th day of January 19 78

SIGNED, sealed and delivered in the presence of:

Anne R. Caldwell (SEAL)
Anne R. Caldwell

Patricia H. Grayson (SEAL)

Janette S. Boyd (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) execute 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.

Subscribed to before me this 6th day of January 19 78

Patricia H. Grayson (SEAL)

Notary Public for South Carolina. 11-19-79
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

6th day of January 19 78

Notary Public for South Carolina. 11-19-79
My Commission Expires: _____

RECORDED this _____ day of _____

RECORDED JAN 10 1978

263-3-5.1 at 3:33 P.M.

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