

153 Woodland Drive, Greenville, S. C.

TITLE TO REAL ESTATE prepared by McDonald, Cox & Anderson, Attorneys at Law

1072-7-0

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOWN ALL MEN BY THESE PRESENTS, that VELMA E. DAVIS, NOW VELMA E. O'BRIEN

in consideration of -- TWENTY-TWO THOUSAND FIVE HUNDRED AND NO/100THS -----Dollars,
(\$22,500.00)

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto WESLEY T. BROWN and RHONDA E. NEELY, 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, and in Paris Mountain Township, on the North side of Woodland Drive, and being known and designated as the rear portion of Lots Nos. 38 and 39 of a subdivision known as Mountain View Farms, property of the Union Central Life Insurance Company, as shown on plat thereof made by Dalton and Neves in April, 1937, and recorded in the R.M.C. Office for Greenville County in Plat Book I, at Pages 69 and 70, and having, according to the more recent survey made by R. K. Campbell, on April 14, 1949, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the North side of Woodland Drive at the rear corner of the lot heretofore conveyed to Paul C. Batson, which point is 457.7 feet West from the intersection of the Tindal Road, and running thence along the North side of Woodland Drive, S 81-40 W, 105.3 feet to an iron pin at the joint rear corner of Lots Nos. 38 and 39; thence N 38-50 W, 150 feet to an iron pin at the rear corner of Lot No. 40; thence along the line of that lot, N 51-10 E, 130.1 feet to an iron pin at the rear corner of the Paul C. Batson Lot; thence along the line of that lot, S 27-49 E, 207.3 feet to the beginning corner.

- 235-439-1-1

This is the same property conveyed to the Grantor and William J. Davis by deed of Ella R. Batson dated July 26, 1949 and recorded in the R.M.C. Office for Greenville County in Deed Book 388 at Page 23 on August 3, 1949 and also by deed of William J. Davis, Jr. and Earline Davis Webb conveying their inherited interest in said property from Estate of William J. Davis, Deceased, (see Apartment 733, File 4, Greenville Probate Court) to the Grantor herein by deed dated January 27, 1978 and recorded in the R.M.C. Office for Greenville County in Deed Book 1072 at Page 711.

This conveyance is made subject to any and all existing reservations, easements, rights-of-way, zoning ordinances, and restrictions or protective covenants that may appear of record, on the recorded plat(s) or on the premises.

together with all and singular the rights, interests, 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 grantees, and the grantee's heirs, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantees, and the grantee's heirs, successors and assigns against the grantor(s) and the grantor's heirs, successors and assigns and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's hand and seal this 27 day of January 1978

SIGNED, sealed and delivered in the presence of

[Signature]

[Signature]
Velma E. Davis, now Velma E. O'Brien

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 act and deed deliver the within deed and that (s)he, with other witness subscribed above witnessed the execution thereof.

SWORN to before me this 27 day of January 1978

[Signature]

Notary Public for South Carolina
My commission expires: 11-4-80

[Signature]

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

N/A RENUNCIATION OF DOWER
GRANTOR/WOMAN

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 heirs, 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 _____

Notary Public for South Carolina
My commission expires: 11-4-80

RECORDED this _____ day of JAN 30 1978
At 12:25 P.M.

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