

Hall Rd  
Greenville S.C.

Prepared by PRICE & POAG, Attorneys at Law, Greenville, S.C.

1074 59

State of South Carolina  
GREENVILLE COUNTY

TITLE TO REAL ESTATE

Known All Men by These Presents:

WE, HELBERT H. SEGGEBRUCH AND LEORA SEGGEBRUCH  
Grantors  
of the sum of THREE THOUSAND AND 00/100 (\$3,000.00)  
DOLLARS, paid to Grantor  
by LLOYD W. BATSON AND THEIMA H. BATSON  
Grantees  
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 Grantees, thereas and assigns, forever:

ALL that piece, parcel, or lot of land on Hall Rd. in the County of Greenville, near State Park Rd., known and designated as Lot #1 of Property of the Grantors, and having, according to a Plat made by Webb Surveying & Mapping Co. dated Feb. 1978, entitled Plat for Leora Seggebruch and Helbert H. Seggebruch, the following metes and bounds to wit:

BEGINNING at an iron pin on the south side of Hall Rd. and running thence S. 53-36 E. 70 feet to an iron pin at the joint corner of property previously conveyed by the Grantors to the Grantees; thence with the joint line of the Grantees S. 44-22 W. 221.1 ft. to an iron pin; thence still with the joint line of the Grantees S. 57-45 E. 41 feet to an iron pin at joint corner of the Grantors, Grantees and property now or formally of Prater; thence with the joint line of Prater S. 45-11 W. 103.8 ft. to an iron pin at joint corner of the property of Hampton Ave. Baptist Church; thence with the joint line of the Grantors and said Church N. 58-32 W. 89 ft. to iron pin; thence with the line of this property and the property of the Grantors N. 40 - 40 E. 326.90 to an iron pin on the So. side of Hall Rd., the point of beginning.

The property is conveyed subject to any and all easements or rights-of-way of record and the easement of Duke Power Co. shown on the above referred to Plat.

The above property is the same conveyed to Leora Seggebruch by the Deed of Helbert H. Seggebruch dated and recorded February 17, 1955 in Deed Book 518, at Page 537. The said Leora Seggebruch having conveyed an undivided 1/2 interest to Helbert H. Seggebruch by Deed dated and recorded March 20, 1974 in Deed Book 995 at Page 622

TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining.  
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 21st day of February, 1978.

Signed, Sealed and Delivered in the Presence of

*Fabrice M. Judge*  
*J. M. Price*

*Helbert H. Seggebruch* (Seal)  
*Leora Seggebruch* (Seal)  
\_\_\_\_\_  
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  
21st day of February, 1978  
*J. M. Price* (Seal)  
Notary Public for South Carolina

My Commission expires January 1, 1979 6-10-80

STATE OF SOUTH CAROLINA,  
GREENVILLE COUNTY

RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Leora Seggebruch 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 whomsoever, 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  
21st day of February, 1978  
*J. M. Price* (Seal)  
Notary Public for South Carolina

*Leora Seggebruch*

My Commission expires January 1, 1979 6-10-80

Recorded this \_\_\_\_\_ day of \_\_\_\_\_ FEB 22 1978 19 \_\_\_\_\_ at 12:05 P. M., No. 21711

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