

V 105 BROADFORD RD  
GREENVILLE, SC

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STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that Fred A. Childress and Audrey M. Childress

in consideration of Forty-Five Thousand and NO/100ths . . . . . (\$45,000.00) . 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 Arthur L. Baker and Louise A. Baker, their heirs and assigns forever:

ALL that certain piece, parcel or lot of land in the County of Greenville, State of South Carolina, situate, lying and being on the northwestern side of Broadford Road and being known and designated as Lot No. 180 on a plat of DEL NORTE ESTATES Subdivision, plat of which is recorded in the R.M.C. Office for Greenville County in Plat Book WW at Pages 32 and 33 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point on the Northwestern side of Broadford Road at the joint front corner of Lots Nos. 180 and 179 and running thence with the joint line of said lots N. 43-53 W. 146.0 feet to a point, rear of Lots Nos. 180 and 173; thence with the joint line of said lots S. 51-50 W. 99.1 feet to a point, joint rear of lots 180 and 181; thence S. 46-53 E. 156.5 feet to a point on the northwestern side of Broadford Road; thence with said road N. 45-20 E. 29.95 feet and N. 46-07 E. 60.05 feet to the point of beginning.

This conveyance is subject to all restrictions, setback lines, roadways, zoning ordinances, easements and rights-of-way appearing on the property and/or of record.

DERIVATION: This is that same property conveyed to Fred A. Childress and Audrey M. Childress by deed of Joseph D. Labus and Carolyn C. Labus dated November 23, 1973 and recorded in the R.M.C. Office for Greenville County in Deed Book 988 at Page 677 on November 26, 1973.

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)' heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(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)' heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor(s)' hand(s) and seal(s) this 7<sup>th</sup> day of March, 1978

SIGNED, sealed and delivered in the presence of:  
Jessie A. Brown (SEAL)  
Audrey M. Childress (SEAL)  
\_\_\_\_\_  
\_\_\_\_\_  
(SEAL)

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

SWORN to before me this 7<sup>th</sup> day of March, 1978  
Jessie A. Brown (SEAL)  
Notary Public for South Carolina.  
My commission expires 9-22-82

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)' heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all singular the premises within mentioned and released.

GIVEN under my hand and seal this 7<sup>th</sup> day of March, 1978  
Jessie A. Brown (SEAL)  
Notary Public for South Carolina.  
My commission expires 9-22-82

RECORDED

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RECORDED MAR 7 1978 At 10:42 A.M.

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