

LEATHERWOOD, WALKER, TODD & MANN, 38 Mt. Vista Avenue, Greenville, S.C. 29605
TITLE TO REAL ESTATE—Offices of Leatherwood, Walker, Todd & Mann, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

13 3 59 PM '78
CONNIE S. TANKERSLEY
R.M.C.

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KNOW ALL MEN BY THESE PRESENTS, that GEORGE A. ADAMS AND ELIZABETH S. ADAMS

in consideration of Thirty-nine Thousand Nine Hundred and no/100 (\$39,900.00)-----Dollars,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s), the receipt of which is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto

PHILIP A. CLAYTON AND PATRICIA W. CLAYTON, their heirs and assigns forever

ALL that lot of land in the City of Greenville, County of Greenville, State of South Carolina, shown as Lot 176 on the southern side of Mountivista Avenue according to a plat of Traxler Park recorded in Plat Book F, Pages 114-115, in the R.M.C. Office for Greenville County, and being further described according to said plat as follows:

BEGINNING at an iron pin on the southern side of Mountivista Avenue at the joint front corner of Lot 175 and 176 and running thence along the line of Lot 175 S. 25-23 E. 225 feet to an iron pin at the joint corner of Lots 225 and 224; thence along the line of Lot 224 N. 64-37 E. 70 feet to an iron pin at the joint corner of Lots 224 and 177; thence along the line of Lot 177 N. 25-23 W. 225 feet to an iron pin on the southern side of Mountivista Avenue; thence along Mountivista Avenue S. 64-37 W. 70 feet to the beginning corner. Being the same property conveyed to the grantors by deed of M. G. Proffitt, recorded February 16, 1961 in deed book 668, page 277.

This conveyance is made subject to existing easements, restrictions and rights-of-way upon of affecting said property.

-510-205-3-44

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
RECORDING TAX \$ 80.00

GREENVILLE COUNTY
RECORDING TAX \$ 44.00
F.B. 1978

together with all and singular the rights, tenures, improvements and appurtenances to said premises in and to 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) does 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 whosoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor(s)'s hand(s) and seal(s) this 13 day of July, 1978.

SIGNED, sealed and delivered in the presence of:
George A. Adams (SEAL)
Elizabeth S. Adams (SEAL)
William A. Gray (SEAL)

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

PROBATE

Personally appeared the undersigned witness and made oath that she saw the within named grantor(s) sign, seal and as the grantor(s)'s agent and deed, deliver the within written deed and that she, with the other witness subscribed above, witnessed the execution thereof.

SWORN to before me this 13 day of July, 1978.
Paul D. Pratt (SEAL)
Notary Public for South Carolina
My commission expires 5-13-80

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, duress or fear of any person whosoever, renounce, release and forever relinquish unto the grantor(s) and the grantor(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 referred to.

GIVEN under my hand and seal this 13 day of July, 1978.
Elizabeth S. Adams (SEAL)
Notary Public for South Carolina
My commission expires 5-13-80

RECORDED this 13th day of July, 1978, 3:58 P. M. N. 1281

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