

116 Absolute Sale
12011 St
STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

S. C. BOOK 1163 PAGE 121
PH '82
RSLEY

KNOW ALL MEN BY THESE PRESENTS, that Julia L. Cooper

in consideration of One (\$1.00) Dollar, Love & Affection 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 Richard Warren B. Cooper, His Heirs and Assigns forever:

ALL that certain lot or tract of land in the City and County of Greenville, known as Lot 7 of Copeland Dale Sub-Division, a Plat of the same dated June, 1959, by Jones & Sutherland, Engineers being noted in Plat Book QQ at Page 89, together with all improvements thereon or to be constructed thereon, the same being more particularly described as follows:

BEGINNING at an iron pin on the eastward side of Hardale Lane, being the joint corner of Lots 6 and 7 and running thence N. 46-50 W., 12.5 feet to an iron pin; thence S. 28--14 W. 47.4 feet along a cord to an iron pin; thence N. 24-34 W., along a cord, 25.0 feet to an iron pin; thence N. 44-20 E., 165.3 feet to an iron pin; thence S. 27-0 E. 79.1 feet to an iron pin, which is the rear joint corner of Lots 7 and 6; thence S. 42-10 W. 163 feet along the line to Division of Lots 6 and 7 to the point of beginning.

15 (500) 199.1-2-74

BEING subject to the Restrictive Covenants applicable to Copeland Dale Sub-Division, as noted and recorded in Deed Volume 630 at Page 159. Further, the said Lot is subject to a Drainage Easement of 2.5 feet each on the line of Division of Lots 6 and 7 as shown on the Plat heretofore mentioned. Further, this Lot is subject to Rights of Way or easements of utilities now or to be recorded.

THE grantee herein assumes and agrees to pay the balance due on that certain mortgage given by Richard Warren B. Cooper (Your grantee herein) to First Federal Savings & Loan Association, dated September 28, 1973 and recorded in the R.M.C. Office for Greenville County, South Carolina, in REM Book 1292, at Page 51, with a principal balance of \$30,000.00.

This is the same property conveyed to the grantor herein by Deed of *Heute* recorded in the R.M.C. Office for Greenville County in Deed Book 992, at Page 676. *Jan. 29, 1974*

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 1st day of February, 1982

SIGNED, sealed and delivered in the presence of:
Julia L. Cooper (SEAL)
Cheryl McFarlin (SEAL)
Jan A. Smith (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(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 1st day of February 1982
Cheryl McFarlin (SEAL)
Notary Public for South Carolina.

Jan A. Smith

My commission expires 6/11/91

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

RENUNCIATION OF DOWER FEMALE GRANTOR

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 singular the premises within mentioned and released.

GIVEN under my hand and seal this
day of 19

(SEAL)
Notary Public for South Carolina.
My commission expires

RECORDED MAR 1 1982 at 4.10 P. M., No.

10121

4328 RV.2