

HOWARD, HOWARD, FRANCIS & REID
111 PETTIGRU ST. GREENVILLE, S.C.

VOL 1221 PAGE 804

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, WE, JOHN P. MADISON and IRMA J. MADISON,

SEP 14 3 13 PM '84

In consideration of SEVENTY-SIX THOUSAND, FIVE HUNDRED & 00/100 (\$76,500.00) ---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

THOMAS E. MARTENSON & J. DENISE MINIX, Their Heirs and Assigns,

Forever:

ALL that piece, parcel, or lot of land in the County of Greenville, State of South Carolina, situate, lying, and being on the Northern side of Imperial Drive, and being known and designated as Lot 373, on a Plat of Heritage Hills Subdivision, Section III, Plat of which is recorded in the RMC Office for Greenville County, in Plat Book 4-F, at Page 26, and having, according to said Plat, the following metes and bounds, to-wit: (12)-271-Plat 13-1-421

BEGINNING at an iron pin on the Northern side of Imperial Drive, at the joint front corner of Lots 373 and 374, and running thence with the common line of said Lots, N. 06-07 E., 119.75 feet to an iron pin at the joint rear corner of Lots 374 and 375; thence N. 03-22 W., 50.6 feet to an iron pin; thence S. 61-31 W., 183.0 feet to an iron pin on Imperial Court; thence with Imperial Court, S. 11-37 W., 38.3 feet to an iron pin; thence S. 33-14 E., 35.45 feet to an iron pin on Imperial Drive; thence with said Drive, S. 84-00 E., 140 feet to the POINT OF BEGINNING.

This conveyance is subject to all restrictions, setback lines, roadways, zoning ordinances, easements, and rights-of-way, if any, appearing of record, on the premises or on the recorded Plat which affect the property hereinabove described.

This is the identical property heretofore conveyed to the Grantors herein by Deed of Claudia H. Clary, dated and recorded on April 1, 1981, in the RMC Office for Greenville County, S. C., in Deed Book 1145, at Page 457, at 2:18 p.m.

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 14th day of SEPTEMBER, 19 84

SIGNED, sealed and delivered in the presence of:

Clark E. Peables (SEAL) *John P. Madison* (SEAL)
Nell P. Peables (SEAL) JOHN P. MADISON (SEAL)
Irma J. Madison (SEAL)
IRMA J. MADISON (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 14th day of September, 19 84
Clark E. Peables (SEAL) *Nell P. Peables*
Notary Public for South Carolina.

My commission expires 3-19-91

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)'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 this _____ day of _____ 19 _____ at _____ M., No. _____

(CONTINUED ON NEXT PAGE)