

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that JESSE, WILLIAM CHEEK AND RUBY ALICE PENNINGTON,

in consideration of SIX THOUSAND AND NO/100THS ----- (\$6,000.00) ----- 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 LES WARD, his heirs and assigns forever:

ALL that lot of land in Greenville Township, Greenville County, State of South Carolina, on the South side of Hilltop Avenue, in a Section known as Sans Souci, and being known and designated as Lot No. 7 of the property of H. J. Martin, as shown on Plat thereof recorded in the RMC Office for Greenville County in Plat Book G at Page 139, and being more particularly described as follows, to-wit:

BEGINNING at an iron pin on the South side of Hilltop Avenue at the joint corner of Lots Nos. 7 and 8, which point is 150 feet west of the Southwest corner of the intersection of Hilltop Avenue and Edwards Street, and running thence along the joint line of Lots Nos. 7 and 8, S. 17-00 W. 140.3 feet to an iron pin at the joint rear corner of said lots; thence N. 65-36 W. 70 feet to an iron pin; thence N. 61-36 W. 26 feet to an iron pin at the joint rear corner of Lots Nos. 6 and 7; thence along the joint line of said Lots Nos. 6 and 7, N. 33-00 E. 143.6 feet to the joint corner of said Lots Nos. 6 and 7, on the South side of Hilltop Avenue; thence along the line of said Hilltop Avenue, following the curvature thereof, S. 60 E 57.5 feet to the beginning corner.

This conveyance is made subject to easements, rights of way, restrictions, or zoning ordinances or record and/or on the premises. -12-235-156-8-8

Derivation: The Grantors herein claim title to the property through the Will of Jesse C. Cheek, who died on October 14, 1977; the Will of Jesse C. Cheek is filed in the Probate Court of Greenville County in Apartment 1492 at file 2.

No title examination.

Grantee Address: 7 Hilltop Ave, Sans Souci, Greenville, SC 29609

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 whatsoever 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 October, 1984
SIGNED, sealed and delivered in the presence of
William Cheek (SEAL)
Ruby Alice Pennington (SEAL)
Etta Brock (SEAL)

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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 15th day of Oct 1984
Notary Public for South Carolina
My commission expires April 14, 1991
Etta Brock (SEAL)

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RENUNCIATION OF DOWER

Not Necessary. Boan -vs- Watson. SC Supreme Court Case

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (in view 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, fraud or fear of any person whatsoever, renounce, release and forever relinquish unto the grantor(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 meant 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____

1225-538

1225-538