



STATE OF SOUTH CAROLINA,
GREENVILLE COUNTY

PL 29 2 1954

Know All Men by These Presents:

That We, Joe A. Phillips and Jerry A. (J. A.) Phillips,
in the State aforesaid,
in consideration of the sum of Sixteen Hundred Fifty - - - (\$1650.00) - - - - - DOLLARS,
to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said H. L. Wright, his heirs and assigns, forever:

All that piece, parcel or tract of land in Paris Mountain Township, Greenville County, South Carolina, situate, lying and being on the Northeast side of U. S. Highway No. 25, about seven miles from the City of Greenville to the North, and being shown as Lot 31 on plat of Property of Joe A. Phillips, recorded in the R. M. C. Office for Greenville County, S. C., in Plat Book "AA", at page 179, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at a point on the Northeast side of U. S. Highway No. 25 at the intersection of said Highway and North Rockview Drive, and running thence with North Rockview Drive N. 55-30 E. 149 feet to a point at the intersection of North Rockview Drive and Stanley Avenue; thence with Stanley Avenue S. 38—30 E. 80 feet to a point at joint rear corner of Lots 31 and 32; thence with the line of Lot 32, S. 51-30 W. 148.9 feet to a point on the Northeast side of Highway 25, the joint front corner of Lots 31 and 32; thence with the Northeast side of Highway 25, N. 38-30 W. 89 feet to the point of beginning.

This property is a portion of the property conveyed to the Grantor, Joe A. Phillips, by deed of Jerry A. (J. A.) Phillips, dated January 20, 1951, recorded in the R. M. C. Office for Greenville County, S. C. in Deed Book 429, at page 105.

Jerry A. (J. A.) Phillips is joined as a grantor in this deed because of a reservation of a life estate to the said Jerry A. (J. A.) Phillips of a 165' x 1200' tract, in his deed to Joe A. Phillips, and the exact location of this reserved tract is not readily ascertainable either from the description in said deed or by reference to the recorded plat. This property is subject to restrictions recorded in Deed Book 446, page 5, and amendment to restrictions recorded in Deed Book 480, at page 7, said R. M. C. Office. (GRANTORS TO PAY 1954 TAXES).

TOGETHER with all and singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining.

TO HAVE AND TO HOLD all and singular the said Premises before mentioned unto the grantee(s) hereinabove named, and his Heirs and Assigns forever.

And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s) Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s) Heirs and Assigns against the grantor(s) and the grantor's(s) Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor's(s) hand and seal this 29th day of July in the year of our Lord One Thousand Nine Hundred and Fifty Four

Signed, Sealed and Delivered in the Presence of
Lee Verle J. Jarrard
John C. Jarrard



Joe A. Phillips (Seal)
Jerry A. Phillips (Seal)

State of South Carolina,
Greenville County

Personally appeared before me *Lee Verle J. Jarrard*

and made oath that he saw the within named grantor(s) Joe A. Phillips and Jerry A. (J. A.) Phillips sign, seal and as their act and deed deliver the within written deed, and that she, with *John C. Jarrard* witnessed the execution thereof.

Sworn to before me this 29th day of July, A. D. 1954
John C. Jarrard (Seal)
Notary Public for South Carolina

Lee Verle J. Jarrard

State of South Carolina,
Greenville County

Grantor Jerry A. (J.A.) Phillips a widower
RENUNCIATION OF DOWER
I, *John C. Jarrard*, a Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Lavonia J. Phillips wife of the within named Joe A. Phillips did this day appear before me, and 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 or persons whomsoever, renounce, release, and forever relinquish unto H. L. Wright, his Heirs and Assigns, all her interest and estate, and also all her right and claim of Dower of, in or to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this 29th day of July, A. D. 1954
John C. Jarrard (Seal)
Notary Public for South Carolina

Lavonia J. Phillips

Recorded this 29th day of July 1954, at 2:52 P. M., No. #16806