

STATE OF SOUTH CAROLINA

COUNTY OF Greenville

OCT 7 3 49 PM 1960

Know All Men by These Presents:

That I, Joe A. Phillips in the State aforesaid, in consideration of the sum of Sixteen Hundred and NO/100-----(\$1600.00)-----DOLLARS, to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipts whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said John R. Taylor and Pat J. Taylor, their heirs and assigns, forever;

All that piece, parcel or lot of land lying situate and being in Paris Mountain Township, Greenville County, State of South Carolina, Known as Lots Nos. 25, and 28, Rockview Heights Subdivision, Property of Joe A. Phillips. This being a part of the property conveyed to Joe A. Phillips by Deed of Jerry A. Phillips, on January 20, 1951, Recorded in RMC Office of Greenville County in Book 429, page 105. Said lots sold subject to Covenants of Restrictions recorded in Book 445, page 05, and amended in Book 480, page 07. Platted and surveyed by W. P. Morrow, L.S. 1007, in Sept. 1951, Recorded in Book AA, page 179 and Book BB, page 189. Lots Nos. 25 & 28 having the following metes and bounds to wit: according to said plat.

"BEGINNING at a iron pin on Lavonia Ave., joint corner with lot #29 and running thence with Lavonia Ave., N. 55-30 E. 200 feet to a stake; thence with line of lot # 24 N. 38-30 W. 165 feet to iron pin, joint corner with lots # 23, 24 and 26; thence with line of lots # 26 & 27, S. 55-30 W. 200 feet to iron pin, joint corner with lots # 27, 30, & 29; thence S. 38-30 E. 165 feet to the beginning corner. Covering lots # 25 & 28 according to above plat, which is recorded.



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 their 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 4th day of October in the year of our Lord One Thousand Nine Hundred and Sixty.

Signed, Sealed and Delivered in the Presence of

Cora T. Beaman, John C. Jarrard

Joe A. Phillips (Seal)

State of South Carolina, COUNTY OF Greenville

Personally appeared before me Cora T. Beaman

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

Sworn to before me this 4th day of October, A. D. 1960, John C. Jarrard, Notary Public for South Carolina

Cora T. Beaman

State of South Carolina, COUNTY OF Greenville

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 John R. and Pat J. Taylor, their 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 4th day of October, A. D. 1960, John C. Jarrard, Notary Public for South Carolina

Lavonia J. Phillips

Cancelled documentary stamps attached: S. C. \$; U. S. \$ P. Recorded this 7th day of October 1960, at 3:49 M., No. #9514

469-4-2x