

STATE OF SOUTH CAROLINA FILED GREENVILLE CO. S. C. GREENVILLE COUNTY

BOOK 765 PAGE 466

JAN 18 9 55 AM 1965 OLLIE T. BARNWORTH S.C.

That I, W. ALVIN PHILLIPS,

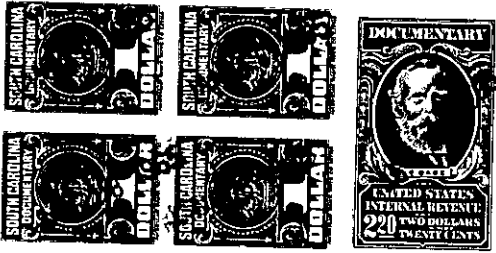
Know All Men by These Presents:

in consideration of the sum of Nineteen Hundred and no/100 (\$1900.00) ----- in the State aforesaid, 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 ELMO A. GARNER and RACHEL B. GARNER, their heirs and assigns, forever:

All that piece, parcel or lot of land in Chick Springs Township, Greenville County, State of South Carolina, shown as unnumbered lot on plat of Mayfair Estates subdivision recorded in Plat Book "S", pages 72 & 73 of the R. M. C. Office for Greenville County, and being more particularly described as follows:

BEGINNING at an iron pin on the west side of Edwards Road, at the southeast corner of Lot No. 3, Block E, Mayfair Estates, and running thence with the line of said lot N. 60-48 W., 150 feet to an iron pin at the joint corner of Lots 3 and 5, Block E., said Mayfair Estates; thence S. 74-57 W., 27.1 feet to an iron pin; thence S. 18-40 E., 248.5 feet to an iron pin on Edwards Road; thence N. 24-36 E., 186 feet to the beginning point, and being identically the same property conveyed to Grantor by deed recorded in Deed Book 683 at page 16.



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 16th day of January in the year of our Lord One Thousand Nine Hundred and Sixty Five.

Signed, Sealed and Delivered in the Presence of

Handwritten signatures of C. Victor Pyle, Jr. and Dorothy A. Laney.

Signature of W. Alvin Phillips with five seal lines.

State of South Carolina, Greenville County

Personally appeared before me Dorothy A. Laney

and made oath that she saw the within named grantor(s) W. Alvin Phillips

deliver the within written deed, and that she, with C. Victor Pyle, Jr. sign, seal and as his act and deed witnessed the execution thereof.

Sworn to before me this 16th day of January, A. D. 1965

Signature of C. Victor Pyle, Jr. as Notary Public for South Carolina.

Signature of Dorothy A. Laney.

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

I, C. Victor Pyle, Jr. Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Florine G. Phillips, wife of the within named W. Alvin 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 Elmo A. Garner and Rachel B. Garner, 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 16th day of January, A. D. 1965

Signature of C. Victor Pyle, Jr. as Notary Public for South Carolina.

Signature of Florine G. Phillips.

Cancelled documentary stamps attached: S. C. \$; U. S. \$

Recorded this 18th day of January 1965 at 9:55 A. M., No. 20167

271-715.8-5-26