

MAY 16 9 35 AM '69

VCL 868 PAGE 128

TITLE TO REAL ESTATE—Offices of Earle, Boseman & Grayson, Attorneys at Law, Greenville, S. C.

ELLIE FARNSWORTH R. M. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

County Stamps Paid \$25.30
See Act No.380 Section 1

KNOW ALL MEN BY THESE PRESENTS, that I, J. H. Mauldin, of Greenville County,

in consideration of Twenty-Three Thousand and No/100-----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 H. Brian Smith, his heirs and assigns forever:

All that certain piece, parcel, or lot of land, with all improvements thereon, situate, lying and being in the State of South Carolina, County of Greenville, lying at the northwestern corner of the intersection of Confederate Circle and Brookridge Drive and known and designated as Lot No. 23 of a subdivision known as Sheffield Forest, plat of which is recorded in the R. M. C. Office for Greenville County in Plat Book AAA at Page 47 and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Jeb Stuart Avenue, joint front corner of Lots Nos. 23 and 24; thence with the joint line of said lots, N. 6-0 W. 150 feet to an iron pin in the line of Lot No. 21; thence with the lines of Lots Nos. 21 and 22, N. 84-00 E. 127.6 feet to an iron pin on the western side of Brookridge Drive, joint corner of Lots Nos. 22 and 23; running thence with the western side of Brookridge Drive, S. 1-22 E. 125.5 feet to an iron pin at the intersection of Brookridge Drive and Jeb Stuart Avenue; thence with the curvature of said intersection, the chord of which is S. 48-41 W. 33.8 feet to an iron pin on the northern side of Jeb Stuart Avenue; thence with the northern side of Jeb Stuart Avenue, S. 84-0 W. 90.3 feet to the point of beginning; being the same conveyed to me by K & D Enterprises, Inc. by deed dated November 23, 1968, and recorded in the R. M. C. Office for Greenville County.

The street referred to above as Confederate Circle is also known as Jeb Stuart Avenue.

This conveyance is made subject to any restrictions or easements that may appear of record, on the recorded plat (s), or on the premises.



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 15th day of May 19 69

SIGNED, sealed and delivered in the presence of:

J. H. Mauldin (SEAL)
J. H. Mauldin
Brian Boseman (SEAL)
Mary D. Martin (SEAL)

STATE OF SOUTH CAROLINA } PROBATE
COUNTY OF GREENVILLE }

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 May 19 69.

Brian Boseman (SEAL) Mary D. Martin
Notary Public for South Carolina. MY COMMISSION EXPIRES JANUARY 1, 1970

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER--
COUNTY OF GREENVILLE }

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 and singular the premises within mentioned and released.

GIVEN under my hand and seal this 15th day of May 19 69
Brian Boseman (SEAL) Mary B. Mauldin
Notary Public for South Carolina. MY COMMISSION EXPIRES JANUARY 1, 1970 Mary B. Mauldin

RECORDED this 16 day of May 19 69 at 9:35 A. M., No. 27456

1276-133-2-170