

MAY 14 2 35 PM '70

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

OLLIE FARNSWORTH
R. M. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

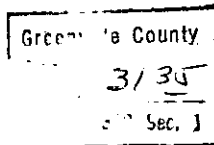
KNOW ALL MEN BY THESE PRESENTS, that We, Larry C. Stephens and Elizabeth H. Stephens,
of Greenville

in consideration of Twenty-Eight Thousand, Four Hundred 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 David W. Champion and Mary V. Champion, their heirs and assigns forever:

All that piece, parcel or lot of land in the State of South Carolina, County
of Greenville, on the southern side of Colvin Road, near the City of Greenville, being
shown as Lot No. 41 on plat of Heritage Hills, recorded in Plat Book YY at Page 187,
and described as follows:

BEGINNING at an iron pin on the southern side of Colvin Road at the corner
of Lot 40, and running thence with the southern side of Colvin Road, N. 80-15 E. 105
feet to an iron pin at the corner of Lot 42; thence with the line of said lots, S. 9-45
E. 170 feet to an iron pin in the line of Lot 25; thence with the line of Lots 25 and 26,
S. 80-15 W. 105 feet to an iron pin at the corner of Lot 40; thence with the line of
said lot, N. 9-45 W. 170 feet to the beginning corner; being the same conveyed to us
by Box Maxwell Builders, Inc. by deed dated July 12, 1970 and recorded in the
R. M. C. Office for Greenville County in Deed Vol. 823 at Page 313.

This conveyance is made subject to restrictions recorded in Deed Vol.
571 at Page 77, and also subject to the right-of-way of Duke Power Company along the
rear 34 feet of said lot, as shown on said plat, and also subject to a drainage easement
along the eastern side of said lot as shown on said plat.



together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or apper-
taining; 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 law-
fully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 12th day of May

19 70.

SIGNED, sealed and delivered in the presence of:

Larry C. Stephens (SEAL)
Larry C. Stephens
Elizabeth H. Stephens (SEAL)
Elizabeth H. Stephens

(SEAL)

Patrick H. Grayson
Carolyn A. Abbott

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

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 13th day of May 19 70

Patrick H. Grayson (SEAL)
Notary Public for South Carolina.
My Commission Expires: 11/19/79

Carolyn A. Abbott

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER

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 re-
linquish 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 13th
day of May 19 70

Elizabeth H. Stephens
Elizabeth H. Stephens

Patrick H. Grayson (SEAL)
Notary Public for South Carolina.
My Commission Expires: 11/19/79

RECORDED this 14th day of May 19 70 at 2:36 P. M., No. #24853

1-1-79