

COUNTY OF GREENVILLE FILED GREENVILLE CO. S. C.

KNOW ALL MEN BY THESE PRESENTS, THAT SEP 2 4 52 PM '70 FRANK P. HAMMOND

OLLIE FARNSWORTH

R. H. C.

in consideration of TWENTY FIVE THOUSAND FIVE HUNDRED AND NO/100 -- (\$25,500.00) -- 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

NANCY H. McCONNELL, HER HEIRS AND ASSIGNS FOREVER:

ALL that lot of land in the State of South Carolina, County of Greenville, being known and designated as Lot No. 49 on a plat of McSwain Gardens, recorded in Plat Book GG at page 75 in the RMC Office for Greenville County and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at a point on the northerly side of Linwood Avenue, joint corner of Lots 48 and 49, and running thence along the line of Lot No. 48, N. 10 W. 167.8 feet to an iron pin; thence N. 80-30 E. 99.3 feet to an iron pin; thence S. 10 E. 178.2 feet to a point on the northerly side of Linwood Ave.; thence with the northerly side of Linwood Avenue, S. 86-59 W. 92.8 feet to a point on said Avenue; thence continuing with said Linwood Avenue, S. 80 W. 7.2 feet to the point of beginning.

This is the identical property conveyed to the grantor by deed of William R. Timmons, Jr. dated September 28, 1962 and recorded in Deed Book 708 at page 17 in the RMC Office for Greenville County.

This property is conveyed subject to restrictive covenants of record and to any easements or rights of way affecting same including a power line right of way of Duke Power Company as shown on the aforesaid plat of the subdivision.



28.05

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)' heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(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)' 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 24th day of August 1970. Frank P. Hammond (SEAL) SIGNED, sealed and delivered in the presence of: Carroll O. Campbell Jr. (SEAL) Laura M. Hegler (SEAL)

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)' 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 24th day of August 1970. Carroll O. Campbell Jr. (SEAL) Notary Public for South Carolina. My Commission Expires June 1979

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 relinquish unto the grantee(s) and the grantee(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 24th day of August 1970. Laura M. Hegler (SEAL) Notary Public for South Carolina. My Commission Expires June 1979

RECORDED this 2 day of September 1970, at 4:02 P. M., No. 5370

271-27112-4-4