

STATE OF SOUTH CAROLINA

COUNTY OF Greenville

DEC 22 2:13 PM '70
OLLIE FARNSWORTH

KNOW ALL MEN BY THESE PRESENTS that Charles E. Hughes

in consideration of

One 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

P & W Enterprises, Inc., its successors and assigns forever:

All that lot of land in the State of South Carolina, County of Greenville in or near the Town of Simpsonville, being known and designated as lot 20 on a Map of Beechwood Hills Subdivision prepared by C. O. Riddle, Surveyor, dated November, 1058 and recorded in plat book QQ at page 35 in the R.M.C. Office for Greenville County and having such metes and bounds as appear on said plat. The lot conveyed herein fronts on the easterly side of Beechwood Drive a total distance of 125 feet.

This property is conveyed subject to restrictive covenants of record and to any easements or right of ways affecting same.

The within described lot was conveyed to grantor by deed recorded in deed book 903 at page 309.

~~FOR THE PURPOSES OF THIS DEED, THE GRANTOR HEREBY REPRESENTS AND WARRANTS THAT HE IS THE SOLE AND LEGAL OWNER OF THE ABOVE DESCRIBED LOT AND THAT HE HAS THE FULL POWER AND AUTHORITY TO CONVEY THE SAME BY THESE PRESENTS.~~

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 10th day of December 19 70

Charles E. Hughes (SEAL)

SIGNED, sealed and delivered in the presence of:

Walter Phillips (SEAL)
Mac B. Heater (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 10th day of December 19 70.

E. Wicker (SEAL)
Notary Public for South Carolina.

Mac B. Heater

My Commission Expires Oct 9 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 10th day of Dec 19 70
E. Wicker (SEAL)
Notary Public for South Carolina. 10-9-79

Jane C. Hughes

RECORDED this 22 day of December 19 70, at 2:13 P. M., No. 14671

200-220-1-20