

HORTON, DRAWDY, DILLARD, MARCHBANKS, CHAPMAN & BROWN, P.A., 307 PETTIGRU STREET, GREENVILLE, S. C. 29603

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

12 C.P. '71
OLLIE FARNSWORTH
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that Douglas M. Tedards

in consideration of One Hundred Seventy-Five and No/100----- Dollars
\$175.00) the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release
unto Archie J. Smith, his heirs and assigns, forever:

ALL that piece, parcel or lot of land in Greenville County, South Carolina, near Woodside Mill, being known and designated as Lot "G" on a Plat of Woodside Mill, made by Pickell & Pickell Engineers, dated March 7, 1950, and being more particularly described on said Plat as follows:

BEGINNING at a point on the northern side of East South Sixth Street at the joint corner of Lots "F" and "G" which point is 450 feet west of the northwest intersection of Vance Street and East South Sixth Street and running thence with the line of said Lots N. 15-49 E., 100 feet to a point; thence N. 74-11 W., 75 feet to a point at the joint rear corners of Lots "G" and "H"; thence with the joint line of said lot S. 15-49 W., 100 feet to a point on the northern side of East South Sixth Street; thence with the northern line of said street, S. 74-11 E., 75 feet to the point of beginning.

This is the identical property conveyed to R. Connor Tedards by Deed of Charles L. Land, recorded in the R.M.C. Office for Greenville County in Deed Book 662, at Page 313. R. Connor Tedards died Testate April 15, 1969, and by his Will probated in Anderson County, South Carolina, devised the lot described herein to Douglas M. Tedards.

This conveyance is made subject to all covenants, easements, restrictions, rights-of-way of public record or actually showing on the ground. The Grantee is to pay all taxes for 1970 and subsequent years.

53F

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 assigns against the grantor(s) and the grantor'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 23rd day of December, 19 70.

SIGNED, sealed and delivered in the presence of
Joseph A. Harris (SEAL)
Vance Brown (SEAL)
Douglas M. Tedards (SEAL)
_____ (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 23rd day of December, 19 70.
Vance Brown (SEAL) Joseph A. Harris
Notary Public for South Carolina
My Commission Expires: 6/23/79

STATE OF SOUTH CAROLINA } RENEUNCIATION 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
23rd day of December, 19 70
Vance Brown (SEAL) Judith H. Tedards
Notary Public for South Carolina
My Commission Expires: 6/23/79
RECORDED this 6th day of January 19 71 at 12:00 P. M., No. #15527

235-125-5-8