

JAN 11 3 34 PM '71

OLLIE FARNSWORTH
R. M. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that I, Stanley I. Coleman, of Greenville County,

in consideration of One Thousand, Eight Hundred Fifty 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 James Arthur Nelson and Carolyn B. Nelson, their heirs and assigns forever:

All that certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Lot No. 21 of a subdivision known as Coleman Heights Addition as is more fully shown on a plat recorded in the R. M. C. Office for Greenville County in Plat Book RR, at Page 161, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Alta Vista Circle at the joint front corner of Lots Nos. 20 and 21, and running thence with the joint line of said lots, S. 12-32 W. 265.5 feet to an iron pin on the northern edge of a 20-foot alley; running thence with the northern edge of said 20-foot alley, S. 38-58 E. 100.0 feet to an iron pin at the corner of Lot No. 23; running thence with the line of Lot No. 23, N. 27-00 E. 107.0 feet to an iron pin; thence with the line of Lot No. 22, N. 21-21 E. 186.9 feet to an iron pin on the southern side of Alta Vista Circle, joint front corner of Lots Nos. 21 and 22; running thence with the southern side of Alta Vista Circle, N. 52-26 W. 40.0 feet to an iron pin; thence continuing with Alta Vista Circle, N. 64-25 W. 100.0 feet to the point of beginning.

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



2.20

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 11th day of January 19 71.

SIGNED, sealed and delivered in the presence of:

Stanley I. Coleman (SEAL)
Stanley I. Coleman

Carolyn A. Giffott
Mary S. Martin

_____(SEAL)
_____(SEAL)
_____(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(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 11th day of January 19 71

Mary S. Martin (SEAL)

Carolyn A. Giffott

Notary Public for South Carolina.

My Commission Expires: 11-23-80

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(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 11th day of January 19 71

Carolyn A. Giffott (SEAL)

Virginia F. Coleman
Virginia F. Coleman

Notary Public for South Carolina.

My Commission Expires: 9/23/79

RECORDED this 11 day of January 19 71 at 3:34 P. M., No. 15967

365-513.2-1-105