

TITLE TO REAL ESTATE - Prepared by WILLIAM I. BOUTON, Attorney at Law, Greenville, S. C.

APR 26 4 57 PM '71

STATE OF SOUTH CAROLINA } COUNTY OF GREENVILLE }

OLLIE FARNSWORTH R. M. C.

KNOW ALL MEN BY THESE PRESENTS, that J. G. HENDERSON

in consideration of ONE AND NO/100THS (\$1.00)-----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 LOCKE PHILLIPS AND VIOLET H. PHILLIPS, THEIR HEIRS AND ASSIGNS:

ALL that certain piece, parcel or lot of land, situate, lying and being in the County of Greenville, State of South Carolina, located on the Northern side of Woodruff Road, as shown on a plat of property of Locke Phillips prepared by Jones Engineering Service on March 18, 1971, revised April 17, 1971, and having the following courses and distances, to-wit:

BEGINNING at an iron pin on the Northern side of Woodruff Road at the Southwest corner of James Henderson property, and running thence along the Henderson line N. 14-10 E. 35 feet to an iron pin; thence N. 13-10 E. 179 feet to an iron pin; thence S. 75-00 W. 20.3 feet to an iron pin; thence along the line of J. G. Henderson property S. 14-22 W. 214 feet to an iron pin on Woodruff Road; thence along Woodruff Road N. 75-00 E. 20.7 feet to the point of beginning.

THIS being a portion of the property conveyed to the Grantor herein by a certain deed recorded in the RMC Office for Greenville County in Deed Book _____ at Page _____.

THIS conveyance is made subject to any and all restrictions or easements that may appear of record, on the recorded plat or on the premises.

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 24th day of APRIL, 1971.

SIGNED, sealed and delivered in the presence of:

Handwritten signatures of Locke Phillips and Violet H. Phillips.

Handwritten signature of J. G. Henderson with (SEAL) and three blank lines for witnesses.

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 deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 24th day of APRIL, 1971.

Handwritten signature of Linda C. Brewster (SEAL) Notary Public for South Carolina.

Handwritten signature of William I. Bouton (SEAL).

My Commission expires February 18, 1980

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 rein and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this 24th day of APRIL, 1971.

Handwritten signature of William I. Bouton (SEAL) Notary Public for South Carolina.

Handwritten signature of Lura M. Henderson.

My Commission expires December 11, 1979

RECORDED this 26th day of April, 1971, at 4:57 P. M. No. #25104

Handwritten vertical note: P. OF 548.2-1-39.1 -> 0.094. -135- OUT OF 548.2-1-40