

AUG 26 3 27 AM '71

TITLE TO REAL ESTATE—Love, Thornton, Arnold & Thompson, Lawyers Building, Greenville, S. C.

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STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

OLITE FARNSWORTH
R. M. C.

KNOW ALL MEN BY THESE PRESENTS, that James L. Kirkpatrick

in consideration of Sixteen thousand and no/100-----\$16,000.00-----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 Charles W. Tallent and Doris D. Tallent, their heirs and assigns forever:

All that lot of land situate on the eastern side of Gardenia Drive in the County of Greenville, State of South Carolina, being shown as Lot 81 on a plat of Westwood Terrace Subdivision formerly Cedar Lane Gardens, said plat dated August 27, 1955 recorded in Plat Book GG at page 139 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of Gardenia Drive at the joint front corner of Lots 81 and 82 and running thence with Lot 82, N 56-12 E 150 feet to an iron pin at the joint rear corner of Lots 81 and 82; thence S 33-48 E 150 feet to an iron pin at the joint rear corner of Lots 80 and 81; thence with Lot 80, S 81-28 W 175.6 feet to an iron pin on the eastern side of Gardenia Drive; thence with said drive, N 27-04 W 75.6 feet to the point of beginning.

This is the same property conveyed to the grantor by deed recorded in Deed Book 752 at page 463 in the RMC office for Greenville County.

This conveyance is made subject to all easements, restrictions and conditions affecting said property.

Grantees are to pay 1971 County property taxes.



Greenville County
17.60

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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns against the grantor(s) and the grantor's(s') heirs, successors and assigns 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 23d day of August 19 71.

SIGNED, sealed and delivered in the presence of:

John G. Chesor
Donald R. Mialister

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

SWORN to before me this 23d day of August 19 71.

Donald R. Mialister (SEAL)
Notary Public for South Carolina
My commission expires: 8-4-79

John G. Chesor

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, 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

23d day of August 19 71.
John G. Chesor (SEAL)
Notary Public for South Carolina.
My commission expires: 8-4-79

Margaret Kirkpatrick

RECORDED this 26th day of August 19 71, at 8:37 A. M., No. #5844

308-1511-2-17