

FILED

GREENVILLE CO. S. C.

TITLE TO REAL ESTATE-Prepared by KENDRICK STEPHENSON & JOHNSON, Attorneys at Law, Greenville, S. C.

DEC 13 4 31 PM '71

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

OLLIE FARNSWORTH
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that we, A. James Nelson and Ellis L. Darby, Jr.

in consideration of Forty Thousand Nine Hundred Fifty and no/100 (\$40,950.00) 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 Francis A. Keith and Barbara J. Keith, their heirs and assigns forever:

All that certain piece, parcel or lot of land with the buildings and improvements thereon, lying and being on the southwesterly side of Hillsborough Drive, near the City of Greenville, S. C., being known and designated as Lot No. 61 on plat of Merrifield Park, as recorded in the RMC Office for Greenville County, S. C., in Plat Book 000, page 177 and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwesterly side of Hillsborough Drive, said pin being the joint front corner of Lots 61 and 62 and running thence with the common line of said lots S 19-00 W 180 feet to an iron pin, the joint rear corner of Lots 61 and 62; thence S 71-00 E 110 feet to an iron pin, joint rear corner of Lots 61 and 60; thence with the common line of said Lots 60 and 61 N 19-00 E 180 feet to an iron pin on the southwesterly side of Hillsborough Drive; thence with the southwesterly side of Hillsborough Drive N 71-00 W 110 feet to an iron pin, the point of beginning.

This conveyance is subject to all restrictions, setback lines, roadways, easements and right of ways, if any, affecting the above described property.

For deed into grantors see Deed Book 928, page 417.

GRANTEES TO PAY 1971 TAXES.



Greenville County
45.10

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)' hand(s) and seal(s) this 9th day of December, 1971.

SIGNED, sealed and delivered in the presence of:

John L. Stearn
Mary S. Johnson

A. James Nelson (SEAL)
Ellis L. Darby, Jr. (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)' 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 9th day of December, 1971.

Mary S. Johnson (SEAL)
Notary Public for South Carolina.
My Commission Expires November 19, 1979.

John L. Stearn

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 claims of dower of, in and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this 9th day of December, 1971.

Mary S. Johnson (SEAL)
Notary Public for South Carolina.
My Commission Expires November 19, 1979

A. James Nelson
Ellis L. Darby, Jr.

RECORDED this 10th day of December, 1971, at 4:31 P.M. No. 16184

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