

Deed only - no title examination

TITLE TO REAL ESTATE GREENVILLE, S.C. Attorney at Law, Greenville, S. C.

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STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }
ELIZABETH RIDDLE
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that I, Carol Vernon Saunders, of the County and State aforesaid,

In consideration of Five Thousand (\$5,000.00) - - - - - 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

James Owens and Rosa Owens, their heirs and assigns forever, the following described property, to-wit:

All that piece, parcel, or lot of land, lying and being in Cleveland Township, County of Greenville, State of South Carolina, known as Lot No. 17, as shown on plat dated January 20, 1962, of the Georgia-Pacific Corporation, and recorded in Plat Book YY, Page 51, and the community known as Pine Ridge, being the lot purchased by M.L. Jarrard from Georgia-Pacific Corporation, March 6, 1962, as recorded in Volume 693, Page 459, having the following metes and bounds, to-wit:

BEGINNING at a point in the center of the Pine Ridge Road and running thence with center of the said road in a westernly direction S. 82-20 W. 99.8 feet to a point in the center of road at the corner of Lots No. 16 and 17; thence with Lot No. 16 N. 8-0 W. 289.3 feet to an iron pin at the common corner of Lot No. 25; thence N. 76-30 E. 102.7 feet to an iron pin at the corner of Lot No. 18; thence with Lot No. 18, S. 7-10 E. 304.2 feet to the beginning corner, containing .71 acres more or less.

It is further agreed in buying this property that the buyers are to share ownership and responsibilities of a community well supplied by M.L. Jarrard at no extra cost except for a monthly water bill along with any other cost of maintenance. It is understood that those in charge of the community well shall have right of-way to maintain, add, or replace necessary water lines to service all houses involved in this project.

This is the same property conveyed to the grantor by deed dated August 30th, 1971, recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 924, at page 193. This deed is made subject to any restrictions, easements, and rights-of-way that may appear of record and/or on the recorded plat and/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 hand(s) and seal(s) this 11th day of September, 1972.

SIGNED, sealed and delivered in the presence of:

Carol Vernon Saunders (SEAL)

Jesus S. Hiken
Alice Lamm

SOUTH CAROLINA DOCUMENTARY STAMPS
Greenville (SEAL)
1099 Stamps Paid \$ 550 (SEAL)
Act No. 380 Sec. 1

STATE OF SOUTH CAROLINA }
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 deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 11th day/September, 1972.

Jesus S. Hiken (SEAL)
Notary Public for South Carolina.
My commission expires: 1-13-80.

Alice Lamm

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 September, 1972.

Frances W. Saunders

Alice Lamm (SEAL)
Notary Public for South Carolina.

RECORDED this 11th day of September 1972, at 12:45 P. M., No 7563

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