

Jul 27 12 39 PM '73

TITLE TO REAL ESTATE—Prepared by PYLE DONNE S. TARNERSLEY, Attorney at Law, Greenville, S. C.

VCL 980 PAGE 162

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that LOURIE M. HOOKS and JOHN STEPHEN HOOKS, SR.

in consideration of One and no/100 (\$1.00) ----- Dollars,

Love and affection
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto

GEORGIA F. MONTGOMERY and ROBERTA L. MONTGOMERY, their heirs and assigns, forever, reserving, however, unto myself a life estate, in and to:

All that piece, parcel or tract of land situate, lying and being in Greenville County, South Carolina, being designated as tract #3 on plat of property of Grantor made by Carolina Engineering and Surveying Company, April 26, 1973, recorded in Plat Book 4Z, at Page 56, and according to said plat, having the following metes and bounds, to-wit:

BEGINNING at a point in the center of East Butler Road at the joint front corner of tracts # 2 and 3 and running thence with the line of said tracts, S. 70-43 E., 1820.6 feet; thence S. 3-18 E., 41 feet; thence S. 11-10 W., 260.1 feet to the joint rear corner of tracts # 3 and #4; thence with the line of said tracts, N. 68-24 W., 1816.25 feet to a point in the center of East Butler Road; thence with the center of said Road, N. 4-33 E., 229.35 feet to the point of beginning and containing 10.775 acres.

The Grantor, John Stephen Hooks, Sr., joins in this conveyance by reason of the fact that a small triangle in the northeast corner of tract #3 is a portion of the one acre tract heretofore conveyed to John Stephen Hooks, Sr.

This conveyance is subject to all restrictions, set back lines, roadways, easements and rights-of-way, if any, appearing of record, on the premises or on the recorded plat, which affect the property hereinabove described.

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OUT OF 546.1-1-17

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 10th day of July 1973

SIGNED, sealed and delivered in the presence of:

C. Victor Pyle
Donathey L. Loney

Lourie M. Hooks (SEAL)
Lourie M. Hooks
John Stephen Hooks, Sr. (SEAL)
John Stephen Hooks, Sr. (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 10th day of July 1973

C. Victor Pyle (SEAL)

Notary Public for South Carolina
My commission expires: 11/18/80

Donathey L. Loney

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER Grantor, Lourie M. Hooks, Woman.

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 10th day of July 1973

C. Victor Pyle (SEAL)

Notary Public for South Carolina
My commission expires: 11/18/80

Lourie M. Hooks

RECORDED this 27th day of July 1973 at 12:39 P. M., No. 2880