

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TITLE TO REAL ESTATE

KNOW ALL MEN BY THESE PRESENTS, that I, James R. Phillips

FILED
GREENVILLE CO. S. C. VOL 984 PAGE 57
FEB 19 11 43 AM '74
BONNIE S. TANKERSLEY
R.M.C.

In consideration of One Thousand & No/100 - (\$1,000.00)-----Dollars,
and assumption of Mortgage to C.I.T. Financial Services,
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release
unto Ralph L. Phillips and Opal H. Phillips, their heirs and assigns, forever:

ALL that certain piece, parcel or lot of land situate, lying and being in
Bates Township, Greenville County, State of South Carolina, located approximately
375 feet northeast of Keeler Bridge Road, and being a part of the Sally Rochester
property, known hereafter as part of Lot No. 3, on plat of Sally Rochester recorded
in the R.M.C. Office for Greenville County in plat Book NN at page 54, and having
the following metes and bounds, to-wit:

BEGINNING at an iron pin approximately 375 feet northeast of the center of
Keeler Bridge Road at the joint corners of property of Lewis Rochester, and
property of James R. Phillips; thence S.6-00 E. 270 feet to an iron pin; thence
S. 89-00 E. 467 feet to an iron pin joint corners of property of Walt Green, and
property of Sally Rochester; thence N. 16-00 E. 396 feet to an iron pin joint
corners of Sally Rochester property, and James R. Phillips property; thence S.74-55
W. 399.8 feet to the point of beginning. Containing 3.25 acres more or less.

This is part of the same property conveyed to grantor by deed of Burford B.
Pitman dated September 6, 1966, and recorded in the R.M.C. Office for Greenville
County in Deed Book 806 at Page 307.
Mortgage assumed recorded in R.M.C. Office for Greenville County, Book 631,
Page 282, unpaid balance \$12,654.00.

-356-5111-1-211
OUT OF 5111-1-20
ALSO
PT OF 5111-1-211
OUT OUT OF 5111-1-21 -> 2.05 AC



Greenville County
Stamps
Paid \$ 1.10
Act No. 380 Sec. 1

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or apper-
taining; to have and to hold all and singular the premises before mentioned unto the grantee(s), and the grantee(s) heirs or successors and assigns,
forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(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) heirs or successors and against every person whatsoever law-
fully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 19th day of February 1974
SIGNED, sealed and delivered in the presence of:
James R. Phillips (SEAL)
James R. Phillips
Judith F. Carr (SEAL)
Opal H. Phillips (SEAL)

STATE OF SOUTH CAROLINA } PROBATE
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 written deed and that (s)he, with the other witness subscribed above witnessed, the
execution thereof.
SWORN to before me this 19 day of February 1974
Wm. H. Strickland (SEAL)
Notary Public for South Carolina.
My Commission Expires 4/7/81

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER
COUNTY OF GREENVILLE }
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 whatsoever, renounce, release and forever re-
linquish 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
19th day of February 1974
Wm. H. Strickland (SEAL)
Notary Public for South Carolina. My Commission Expires 1-7-81
Kathrine L. Phillips
Kathrine L. Phillips
20567

RECORDED this _____ day of _____ 1974
FEB 19 1974

RECORDED

4328 RV-2