

State of South Carolina
GREENVILLE

GREENVILLE CO. S. C.
COUNTY

VOL 995 PAGE 417

9 28 1973 Know All Men By These Presents:

That We, T. Benard Phillips and Roy Wendell Phillips

in consideration of the sum of ONE (\$1.00) and the division of real estate.

in the State aforesaid, DOLLARS,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said grantee(s) JOHN W. PHILLIPS, his heirs and assigns forever: All of our interest in:

All that piece, parcel or lot of land in Chick Springs Township, County of Greenville, State of South Carolina, being 19 acres more or less as shown on plat of property made for L. M. Hall by W. A. Christopher, surveyor, dated Nov. 7, 1918, which plat is recorded in Greenville County R. M. C. Office, and being the northern most section thereof, lying on the north side of road that leads to Gibb's Shoals Road (shown as Pelham Road) and on the North and west side of road that leads to State Highway No. 14 and to Greer, bounded on the North and West by lands now or formerly of G. T. Hutchins, on the South and East by Pelham Road and former homeplace of Ellie L. Phillips on the East and South by road and State Highway No. 14 and said homeplace, and is all of the property that Ellie L. Phillips owned between said two roads, other than his homeplace.

ALSO:

The homeplace of Ellie L. Phillips lying at the northwest intersection of said two roads, now known as John's Road and Old Phillips Road which is a frontage road that leads along Highway I-85 to Highway No. 14 and according to above plat is described as follows, beginning at an iron pin on the northeast side of that road which leads to Gibb's Shoals Road and runs in a northeasterly direction 261 feet to a point in field; thence at an acute angle for a distance of 210 feet in a easterly direction to iron pin on the west side of the road that leads to State Highway No. 14; thence along west side of said road to intersection of that road that leads to Gibb Shoals Road; thence in a westerly direction to the beginning corner. This is the property described in the first two paragraphs of Item 4 in will of Ellie L. Phillips on file in Greenville County Probate Office.

OUT OF 530.5 - 1 - 14 NOTED

TOGETHER with all and singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging or in anywise incident or appertaining

TO HAVE AND TO HOLD all and singular the said Premises before mentioned unto the grantee(s) hereinabove named, and his Heirs and Assigns forever.

And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s) Heirs, Executors, and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s) Heirs and Assigns against the grantor(s) and the grantor's(s) Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor's(s) hand and seal this 12 day of December in the year of our Lord One Thousand Nine Hundred and XXXX Seventy Three.

Signed, Sealed and Delivered in the Presence of
J. Maude Burnett
Dan G. McKinney

T. Benard Phillips (Seal)
Roy Wendell Phillips (Seal)
(Seal)
(Seal)
(Seal)

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Personally appeared before me J. Maude Burnett

and made oath that he saw the within named grantor(s) T. Benard Phillips and Roy Wendell Phillips

deliver the within written deed, and that he, with Dan G. McKinney sign, seal and as their act and deed witnessed the execution thereof.

Sworn to before me this 12 day of December, A. D. 1973
Dan G. McKinney (Seal)
Notary Public for South Carolina
My Commission Expires 9-16-80

J. Maude Burnett

State of South Carolina
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COUNTY

RENUNCIATION OF DOWER

I, Davey R. Loung Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Antho Phillips and Evelyn Phillips wife of the within named Roy Wendell Phillips and T. Benard Phillips did this day appear before me, and 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 or persons whomsoever, renounce, release, and forever relinquish unto John W. Phillips, his Heirs and Assigns, all her interest and estate, and also her right and claim of Dower of, in or to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this day of December, A. D. 1973
(Seal)
Notary Public for South Carolina
My Commission Expires

Evelyn Phillips

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