

TITLE TO REAL ESTATE- Offices of HILL, JAMES S. & WOOD, S. C. Attorneys at Law, 100 Williams St., Greenville, S.C.

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

FILED  
GREENVILLE, S. C.  
JUN 18 3 26 PM '74  
DONNIE S. TANKERSLEY  
R.M.C.

Greenville County  
Stamps  
\$34.65  
Notary Seal No. 1

KNOW ALL MEN BY THESE PRESENTS, that MARTIN RICHARDS and JEAN M. RICHARDS

in consideration of THIRTY-ONE THOUSAND FIVE HUNDRED AND NO/100 (\$31,500.00) 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 ROBERT L. STEED, JR. and CLAIRE P. STEED, their heirs and assigns forever,

ALL that certain piece, parcel or lot of land, situate, lying and being in the State of South Carolina, in the County of Greenville, near the City of Greenville, on Avon Drive, being shown and designated as Lot No. 52 of Sheffield Forest Subdivision, Section two, as shown on a plat recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book BBB at Page 61, and according to said plat, has the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of Avon Drive, joint front corner of Lots Nos. 52 and 53 and running thence with the line of Lot No. 53, S. 81-0 E., 175.0 feet to an iron pin, joint rear corner of Lots Nos. 52 and 53; running thence with the rear line of Lot No. 52, S. 9-0 W., 100 feet to an iron pin, joint rear corner of Lots Nos. 51 and 52; thence with the line of Lot No. 51, N. 81-0 W., 175.0 feet to an iron pin on the eastern side of Avon Drive, joint front corner of Lots Nos. 51 and 52; thence with the eastern side of Avon Drive, N. 9-0 E., 100 feet to the point of beginning.

This being the same property conveyed to the Grantors herein by deed recorded in the R.M.C. Office for Greenville County, South Carolina in Deed Book 972 at Page 27.

This conveyance is made subject to all easements, restrictions and/or rights of way of record, if any.

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(s) hand(s) and seal(s) this 13 day of June 19 74.

SIGNED, sealed and delivered in the presence of:

Martin Richards (SEAL)  
MARTIN RICHARDS

Jean M. Richards (SEAL)  
JEAN M. RICHARDS

3155-6P/13/74  
Glenda H. Tomasiello



~~NORTH CAROLINA~~  
STATE OF ~~NORTH CAROLINA~~ PROBATE  
COUNTY OF New Hanover

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 13 day of June 19 74.

Glenda H. Tomasiello (SEAL)  
Notary Public for ~~North Carolina~~ North Carolina

Glenda H. Tomasiello  
Subscribing Witness

My Commission Expires 1-23-75

~~NORTH CAROLINA~~  
STATE OF ~~NORTH CAROLINA~~ RENUNCIATION OF DOWER  
COUNTY OF New Hanover

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

13 day of June 19 74.  
Glenda H. Tomasiello (SEAL)  
Notary Public for ~~North Carolina~~ North Carolina

Jean M. Richards  
JEAN M. RICHARDS

My Commission Expires 1-23-75

32401

RECORDED this \_\_\_\_\_ day of \_\_\_\_\_ 19 \_\_\_\_\_, at JUN 18 1974 M. No. \_\_\_\_\_

0437

SAVCO 1000