

SEP 16 3 16 PM '74

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TITLE TO REAL ESTATE - INDIVIDUAL FORM - John M. Dillard, P.A., Greenville, S. C.

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that We, Charles Robert Ulbrich and Norma Jean S. Ulbrich in consideration of EIGHTEEN THOUSAND FIVE HUNDRED AND NO/100 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 Eugene D. Speer, his heirs and assigns, forever:

ALL that piece, parcel or lot of land with all buildings and improvements thereon situate, lying and being on the westerly side of Mayfair Lane in the City of Greenville, Greenville County, South Carolina, being known and designated as Lot No. 18, on a plat of Holmes Acres made by Dalton & Neves, dated February 1951, recorded in the RMC Office for Greenville County, S.C., in Plat Book Z, page 1, and having according to said plat, the following metes and bounds, to-wit: BEGINNING at an iron pin on the westerly side of Mayfair Lane, joint front corners of Lots Nos. 17 and 18, and running thence with the common line of said lots, S. 88-07 W., 160 feet to an iron pin in the line of Lot No. 4; thence along the line of Lot No. 4, N. 3-07 West 83.08 feet to an iron pin at the joint rear corners of Lots Nos. 18 and 19; thence with the common line of said lots, N. 89-08 E., 161.8 feet to an iron pin on the west side of Mayfair Lane; thence along the west side of Mayfair Lane, S. 1-53 E., 80 feet to an iron pin, the point of beginning.

The above property is the same property conveyed to the Grantors by deed of Walter P. Horton, et al, recorded in Deed Book 919, page 377, and is hereby conveyed subject to the rights of way, easements, conditions, public roads and restrictive covenants, reserved on plats and other instruments of public record and actually existing on the grounds affecting said property.

The Grantee agrees and assume to pay City of Greenville and Greenville County property taxes for the tax year 1974 and subsequent tax years.



Greenville County STAMPS Paid \$ 20.35 Act No. 306 Sec. 1

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 assigns against the grantor(s) and the grantor'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 11th day of September 19 74. Signed, sealed and delivered in the presence of: [Signatures of Charles Robert Ulbrich and Norma Jean S. Ulbrich]

STATE OF MISSOURI PROBATE COUNTY OF GREENE 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 11th day of September 19 74. [Signatures of Notary Public]

STATE OF MISSOURI RENUNCIATION OF DOWER COUNTY OF GREENE I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the under-signed 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 19 74. [Signature of Norma Jean S. Ulbrich]

RECORDED this SEP 16 1974 at 3:16 P. M. No. 7333

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