

KNOW ALL MEN BY THESE PRESENTS, that I, Thomas J. Duncan

in consideration of the sum of Twenty-six thousand - - - - - (\$26,000.00) - - - Dollars,

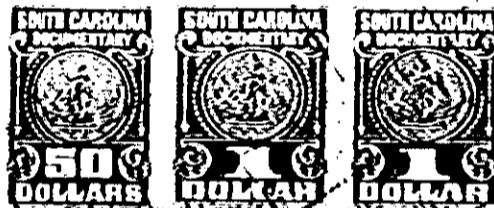
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto John L. Farr and Judy G. Farr, their heirs and assigns, forever:

ALL that certain piece, parcel or lot of land, situate, lying and being on the southern side of Runyon Drive, in the County of Greenville, State of South Carolina, being shown and designated as Lot 26 on a Plat of PINE BROOK EXTENSION, recorded in the R.M.C. Office for Greenville County in Plat Book W, at Page 73, and having, according to said Plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the southern side of Runyon Drive, joint front corner of Lots 26 and 27 and running thence with the joint line of said Lots S 11-38 E 140 feet to an iron pin in the line of Lot 25; thence with the line of Lot 25, N 62-00 E 173.4 feet to an iron pin on the southwestern side of Runyon Drive; thence with Runyon Drive the following courses and distances: N 48-53 W 84 feet; N 64-00 W 41.4 feet, and S 77-27 W 83.3 feet to the beginning corner.

This conveyance is subject to all restrictions, set back lines, roadways, zoning ordinances, easements and rights of way, if any, affecting the above described property.

This is the same property conveyed to the Grantor herein by deed of John M. Flynn dated March 29, 1974, and recorded in the R.M.C. Office for Greenville County in Deed Book 996, at Page 383.



52.00
2860

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 28th day of April, 19 75

SIGNED, sealed and delivered in the presence of:

Thomas J. Duncan (SEAL)
Thomas J. Duncan (SEAL)
[Signature] (SEAL)
[Signature] (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 written deed and that (s)he, with the other witness subscribed above, witnessed the execution thereof.

SWORN to before me this 28th day of April, 19 75

[Signature] (SEAL) [Signature]
Notary Public for South Carolina.
My commission expires 9/29/81

STATE OF SOUTH CAROLINA }
COUNTY OF Greenville

RENUNCIATION OF DOWER

Grantor Unmarried

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 singular the premises within mentioned and released.

GIVEN under my hand and seal this day of April, 19 75

Notary Public for South Carolina.
My commission expires 9/29/81

RECORDED this day of APR 29 1975, at 11:11 A.M., No. 25019

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