

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

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KNOW ALL MEN BY THESE PRESENTS, that I, ANNE H. BYRD

in consideration of FORTY-SEVEN THOUSAND FIVE HUNDRED and NO/100 (\$47,500.00) - - - - - 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 CHARLES STERLING and MARY P. STERLING, their heirs and assigns forever:

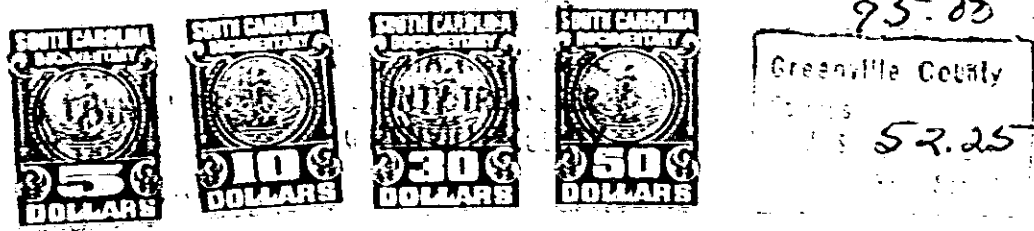
All that certain piece, parcel or lot of land with the buildings and improvements thereon, lying and being on the westerly side of East Avondale Drive in the City of Greenville, S. C., and being designated as Lot No. 4 on plat entitled "Property of Elizabeth J. Carr" as recorded in the RMC Office for Greenville County, S. C., in Plat Book B, page 181, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the westerly side of East Avondale Drive, joint front corner of Lots 4 and 5, and running thence N 74-45 W 219.2 feet to an iron pin; thence N 15-15 E 83.3 feet to an iron pin; thence S 74-45 E 211.9 feet to an iron pin on East Avondale Drive; thence along the westerly side of said Drive S 10-25 W 83.5 feet to an iron pin, the point of beginning.

This is the same property conveyed to Charles R. Byrd, Sr. and Anne H. Byrd by deed of Elizabeth Jamison Carr as shown in Deed Book 409, page 240; subsequent thereto, Charles R. Byrd, Sr. conveyed his undivided one-half (1/2) interest to Jerry Bob Byrd, as recorded in Deed Book 1014, page 891, and subsequent thereto, Jerry Bob Byrd conveyed his interest to the Grantor herein by deed to be recorded herewith.

This conveyance is subject to all restrictions, setback lines, roadways, easements and right of ways, if any, affecting the above described property.

GRANTEES TO PAY 1975 TAXES.



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 assigns~~ and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(s)'s heirs ~~or assigns~~, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee(s)'s heirs ~~or assigns~~; 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 19th day of May, 1975. _____ (SEAL)
ANNE H. BYRD

SIGNED, sealed and delivered in the presence of: _____ (SEAL)
Charles H. Taylor _____ (SEAL)
Mary P. Sterling _____ (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 deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.
SWORN to before me this 19th day of May, 1975.

Notary Public for South Carolina
My commission expires: November 19, 1979

STATE OF SOUTH CAROLINA } N/A - GRANTOR A WOMAN
COUNTY OF GREENVILLE } RENUNCIATION OF DOWER
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 _____ day of _____, 19_____. _____ (SEAL)
Notary Public for South Carolina.
My commission expires: _____

RECORDED this _____ day of May 29, 1975, at _____ M., No. 26925

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