

State of South Carolina

COUNTY OF GREENVILLE

That I, W. D. Gates, Sr.,

1975

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Know All Men by These Presents:

in the State aforesaid,  
DOLLARS.

in consideration of the sum of Six Thousand and No/100 (\$6,000.00)

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) **JAMES S. JOHNSON, HIS HEIRS AND ASSIGNS, FOREVER:**

All that certain piece, parcel, or tract of land in the County of Greenville, State of South Carolina, on the westerly side of Old Grove Road, being shown and designated as 4.84 Acres, on plat of Property of James S. Johnson, prepared by Carolina Surveying Co., dated August 18, 1975, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the westerly side of Old Grove Road, at front corner of property now or formerly of Fields, and running thence with line of Fields S. 74-30 W. 435.7 feet to an iron pin; thence S. 15-30 E. 100 feet to an iron pin in line of property now or formerly of Lee; running thence with line of Lee property, S. 74-38 W. 618.2 feet to an old iron pin in line of property now or formerly of Webb; running thence with line of Webb property, N. 1-00 E. 342.2 feet to an old iron pin in line of property now or formerly of Raines; running thence with line of Raines property, N. 74-38 E. 524.1 feet to an old iron pin; running thence S. 15-07 E. 174.2 feet to an iron pin; running thence N. 75-02 E. 433.7 feet to an iron pin on the westerly side of Old Grove Road; running thence with the westerly side of Old Grove Road, S. 15-30 E. 50 feet to an iron pin, the point of BEGINNING.

DERIVATION: Deed Book 812, at Page 402.

The within conveyance is subject to restrictions, utility easements, rights-of-way, zoning regulations, and other matters as may appear of record, on the recorded plats, or on the premises, and is particularly subject to sewer right-of-way to Gantt Sewer, Police and Fire District recorded in the RMC Office for Greenville County, S. C., in Deed Book 962, at Page 471, as shown on above referenced plat.

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 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, 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, or Successors 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(s) and seal(s) this

19th day of August, 1975

W. D. Gates Sr. (Seal)

Notary Seal and Signature of Notary Public

Greenville County Seal



State of South Carolina

COUNTY OF GREENVILLE

Personally appeared before me 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.

Subscribed to before me this 19th day of August, A. D. 1975

State of South Carolina

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) 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 or persons whomsoever, renounce, release, and forever relinquish unto the grantee(s) and the grantee's Heirs, or Successors and Assigns, all the 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 21st day of August, A. D. 1975

Notary Signature

Recorded this 21st August, 1975 at 10:38A 4681

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