

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

FILED
GREENVILLE CO. S.C.

1023 1975

KNOW ALL MEN BY THESE PRESENTS, that

EUGENE KEMP HART

in consideration of TWENTY THOUSAND AND NO/100 (\$20,000.00) 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

EVELYN J. PHILLIPS, HER HEIRS AND ASSIGNS FOREVER:

ALL that certain piece, parcel or lot of land in the County of Greenville, State of South Carolina, in Butler Township, located on the eastern side of Batesville Road, containing 4 acres, more or less, and according to a plat by Kermit T. Gould, R.I.S., dated August 10, 1975, entitled property of Thomas Bernard and Evelyn J. Phillips, having, the following metes and bounds, to wit:

BEGINNING at a point in the center of Batesville Road, joint front corner of property of the grantor and McCarter and running thence N. 68-00 E., 316.55 feet to an iron pin; thence N. 31-45 W., 563.20 feet to an iron pin; thence S. 62-00 W., 217.11 feet to a point in the center of Batesville Road; thence with said Batesville Road, the following courses and distances, S. 22-21 E., 100 feet; S. 31-12 E., 100 feet; S. 32-56 E., 100 feet; and S. 33-35 E., 231.45 feet to the point of beginning.

-195-534.2-1-11.1
OUT OF 534.2-1-11

This is a portion of the property devised to the grantor by the Last Will and Testament of Glover Hart as will appear by reference to File 1089, File 1 of the Probate Court for Greenville County, S.C.

This conveyance is subject to rights of way, and easements of record for power line, telephone transmission lines, roads and zoning ordinances of Greenville County.

Grantor to pay County taxes for 1975.

SEE
PLAT BOOK 5L PAGE 76



Greenville County
Taxes
Paid \$22.00
As of 8/26/75

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 26th day of August, 1975.

SIGNED, sealed and delivered in the presence of:
Spencer C. Salmons
Barbara H. Cole

Eugene Kemp Hart (SEAL)
Eugene Kemp Hart

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 26th day of August, 1975.

Spencer C. Salmons (SEAL) Barbara H. Cole
Notary Public for South Carolina.
My commission expires _____

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER GRANTOR NOT MARRIED

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 26th day of August, 1975.

Notary Public for South Carolina. (SEAL)
My commission expires _____

RECORDED this _____ day of AUG 26 1975, at _____ 3:12 P. M., No. 5148

ESTD

4328 RV-2