

GREENVILLE, S. C.
STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

1000

GREENVILLE, S. C.
3 53 PM '75
DORRIS S. TAYLOR
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that J. M. GARRISON AND FRANCES B. GARRISON

in consideration of TEN AND NO/100THS----- Dollars.

and love and affection for our daughter
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell
and release unto

MARY ANN G. AYERS, her heirs and assigns:

ALL that certain piece, parcel or tract of land containing 3.29 acres as
shown on plat entitled "Survey for J. M. & Frances B. Garrison", dated
April 30, 1975, prepared by Carolina Surveying Company, and having ac-
cording to said plat, the following metes and bound, to-wit:

BEGINNING at an iron pin on the southern side of Reedy Fork Road at the
joint front corner of said tract and property now or formerly of grantors
and running thence S. 6-0 E. 671.8 feet to a rock in the line of property
now or formerly of Blakely and Frances B. Garrison; Thence N. 40-56 W.
606.4 feet to an iron pin in the line of property now or formerly of the
life estate of Frances B. Garrison; thence N. 11-46 E. 196.1 feet to an
iron pin on the southern side of Reedy Fork Road; thence N. 88-19 E. 63.8
feet to an old nail and cap; thence N. 85-51 E. 224 feet to the point of
beginning.

-110- 570.4-1-38.7
570.4-1-38.1

This being a portion of the same property conveyed to J. M. Garrison by deed
recorded in the R. M. C. Office for Greenville County in Deed Volume 230 at
page 24, in which Frances B. Garrison reserves a life estate in herself.

This conveyance is made subject to reserving a life estate in the lives of
J. M. Garrison and Frances B. Garrison and the title in the grantee, Mary
Ann G. Ayers, is a remaining interest only subject to this joint life
estate reserved by her mother and father, the grantors herein.

This conveyance is made subject to any restrictive covenants, building set-
back lines, easements and rights of way affecting the above described pro-

perty
together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or
pertaining; 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 per-
son whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 27th day of August, 1975.

SIGNED, sealed and delivered in the presence of:

[Signature]
[Signature]

J. M. Garrison

(SEAL)

(SEAL)

Frances B. Garrison

(SEAL)

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

PROBATE

Personally appeared the und signed 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 27th day of August, 1975

Notary Public for South Carolina
My commission expires: 4-5-

SEAL

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) 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 whomso-
ever, renounce, release and forever relinquish unto the grantee(s) and the grantee's(s) heirs or successors and assigns, all her interest and es-
tate, 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
27th day of August, 1975.

[Signature]
Frances B. Garrison

SEAL

Notary Public for South Carolina
My commission expires:

RECORDED this _____ day of AUG 29 1975 19 at 3:52 P. M. No. 5427

RECEIVED

4328 RV.25