

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS that CHARLES A. BAKER and MARILYN M. BAKER

in consideration of Sixty-eight Thousand Two Hundred Fifty and no/100ths (\$68,250.00)----- 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 PATRICIA L. CARVER, her heirs and assigns forever:

ALL that piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, on the northern side of Rushden Drive, being shown and designated as Lot No. 92 on a plat of KINGSGATE subdivision, made by Piedmont Engineers & Architects, Surveyors, dated January 9, 1969, recorded in the R. M. C. Office for Greenville County, South Carolina, in Plat Book WWW, page 44, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Rushden Drive at the joint front corners of Lots Nos. 91 and 92 and running thence along said side of Rushden Drive, N. 66-25 E., 120 feet to an iron pin at the joint front corners of Lots Nos. 92 and 93; thence along the common line of said lots, N. 23-35 W., 150 feet to an iron pin; thence along the rear line of Lot No. 87, S. 66-25 W., 120 feet to an iron pin at the joint rear corners of Lots Nos. 91 and 92; thence along the common line of said lots, S 23-25 E., 150 feet to an iron pin, the point of BEGINNING. - 271 - 541.5 - 1 - 68

The above property is the same conveyed to the grantors by deed of Harold D. and Shirley B. Patterson recorded in the R.M.C. Office for Greenville County, S. C., in Deed Book 1004 at page 271, and is hereby conveyed subject to rights of way, easements, conditions, setback lines and restrictive covenants reserved on plats and other instruments of public record and actually existing on the ground affecting said property.

The grantee herein agrees and assumes to pay Greenville County property taxes for the tax year 1976 and subsequent years.



Greenville County
Taxes
Pay \$ 75.35
Due to 30th Dec. 1

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 assigns against the grantor(s) and the grantor'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 19th day of November 1975
Signed, sealed and delivered in the presence of:

Carol J. Cook (SEAL) *Charles A. Baker* (SEAL)
Martha J. Bobbitt (SEAL) *Marilyn M. Baker* (SEAL)

STATE OF ~~SOUTH CAROLINA~~ MARYLAND PROBATE

Martha J. Bobbitt 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 19th day of November 19 75

Stephen A. Smith (SEAL) *Carol J. Cook*
Notary Public for ~~SOUTH CAROLINA~~ MARYLAND
My commission expires: *July 1, 1978*

STATE OF ~~SOUTH CAROLINA~~ MARYLAND 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
All day of November 19 75
Stephen A. Smith (SEAL) *Marilyn M. Baker*
Notary Public for ~~SOUTH CAROLINA~~ MARYLAND
My commission expires: *July 1, 1978*

RECORDED this *27th* day of *November* 19 *75* at *Greenville* M. No. *111*

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