

1020-320

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that I, W. M. Rose

in consideration of ---Twenty Four Thousand Three Hundred and No/100 (\$24,300.00)----- 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 Michael G. Phillips and Opal C. Phillips, their heirs and assigns, forever;

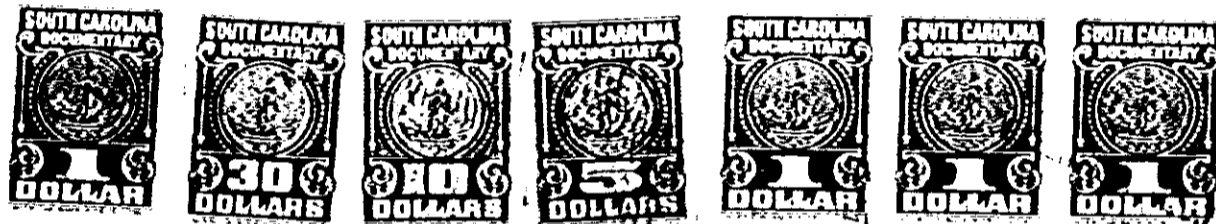
All that certain piece, parcel or lot of land, situate, lying and being on the northwestern side of Claxton Drive, in the County of Greenville, State of South Carolina, being shown and designated as Lot 102 on a plat of Farmington Acres, made by Carolina Engineering Co., Dec. 1972, recorded in the RMC Office for Greenville County, South Carolina in Plat Book RR, at Pages 106 and 107, and having according to said plat the following metes and bounds, to-wit:

Beginning at a point on the northwestern side of Claxton Drive, the joint front corner of Lots 102 and 103, and running thence along the common line of said Lots N. 37-15 W. 150 feet to a point; thence along the line of Lot 91 N. 52-45 E. 90 feet to a point; thence along the common line of Lots 101 and 102 S. 37-15 E. 150 feet to a point on the northwestern side of Claxton Drive, the joint front corner of Lots 101 and 102; thence along the said Claxton Drive S. 52-45 W. 90 feet to the point of beginning.

-305-1313.2-1-223

This conveyance is made subject to all restrictions, setback lines, roadways, zoning ordinances, easements and rights of way, if any, affecting the above-described property.

This is the same property conveyed to the grantor herein by deed recorded in the RMC Office for Greenville County in Deed Book 1024, at Page 617.



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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 grantees(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 5th day of December 19 75

SIGNED, sealed and delivered in the presence of

Handwritten signatures of witnesses.

W. M. ROSE (SEAL)

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 5th day of December 19 75

Notary Public for South Carolina My commission expires: 4/7/79

Handwritten signature of Notary Public.

STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE

RENUNCIATION OF DOWER GRANTOR A SINGLE MAN

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

Notary Public for South Carolina My commission expires:

RECORDED this DEC 8 1975 at 4:25 P. M. No. 14879

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