

TITLE TO REAL ESTATE—Prepared by Wilkins & Wilkins, Attorneys at Law, Greenville, S. C.

Vol 1028 709

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that DONALD E. BALTZ, INC.

in consideration of Forty Nine Thousand Nine Hundred Fifty and 00/100----- 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 Marvin R. Pettit, Jr. and Barbara H. Pettit, their heirs and assigns:

ALL that lot of land in the county of Greenville, state of South Carolina, in the city of Mauldin, being known and designated as Lot No. 51 as shown on plat of BROOKSIDE, Section Two, recorded in plat book 5 D page 24 of the RMC Office for Greenville County, S. C. and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northeasterly side of Stoneybrook Trail, the joint front corner of Lots 51 & 52; thence with the joint line of said lots, N. 32-29 E. 177.1 feet to an iron pin in line of property of Mary B. Morris; thence with the line of said property, N. 39-56 W. 145.3 feet to an iron pin, joint rear corner of Lots 50 & 51; thence with the joint line of said lots, S. 19-29 W. 233.6 feet to an iron pin on the northeasterly side of Stoneybrook Trail; thence with the northeasterly side of said street, S. 61-49 E. 86.2 feet to the point of beginning. — 799 - MS. 1 - 1 - 42

This is the same property conveyed to grantor by deed dated January 2, 1975 and recorded in the RMC Office for Greenville County in deed volume 1012, page 579 on January 2, 1975.

This conveyance is made subject to any restrictions, reservations, zoning ordinances, or easements, that may appear of record, on the recorded plat, or on the premises.

THE GRANTOR, HIS HEIRS AND ASSIGNS RESERVES an easement 25 feet in width beginning on the southeast side of the joint line between lots 50 & 51 at the point where a manhole is located within the confines of the sanitary sewer easement shown on the above plat and running approximately N.50-35 E. to the rear line of the within described lot.

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 12 day of December, 1975.

SIGNED, sealed and delivered, in the presence of:

DONALD E. BALTZ, INC.

By: Donald E. Baltz  
President



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) 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 12th day of December 1975

*W. Wilkins* (SEAL)

*Barbara C. Hall*

Notary Public for South Carolina  
My commission expires: Nov 23 1980

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

GRANTOR - CORPORATION  
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

day of 19

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

RECORDED this day of DEC 15 1975 at 10:41 A.M. 3543

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