

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

JAN 21 9 25 AM '76
DONNIE S. TANKERSLEY
R.M.C.

VOL 1030 PAGE 428

KNOW ALL MEN BY THESE PRESENTS, that

PHILLIP S. BRYANT AND ANN W. BRYANT

in consideration of TWENTY ONE THOUSAND AND NO/100 (\$21,000.00) ----- 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

WAYNE BOYCE MORGAN, HIS HEIRS AND ASSIGNS FOREVER:

ALL that certain piece, parcel or lot of land in the County of Greenville, State of South Carolina, being known and designated as a portion of Lots No. 70 and 71 of a subdivision known as Colonia Company, et al, plat of which is recorded in the RMC Office for Greenville County in Plat Book G at page 112 and also shown on a more recent plat entitled "Property of Wayne Boyce Morgan" prepared by Freeland & Associates, dated January 8, 1976 and having, according to the more recent plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the southwestern side of Douglass Avenue (formerly Evergreen St.), which iron pin is 171 feet northwest from the intersection of said Avenue and S. Franklin Road. and running thence S. 48-22 W., 120 feet to an iron pin; running thence N. 44-02 W., 57 feet to an iron pin; thence N. 47-19 E., 120.0 feet to an iron pin on the southwestern side of Douglass Avenue; thence with the southwestern side of said Avenue, S. 44-02 E., 59.2 feet to an iron pin, the point of beginning.

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This is the same property conveyed to the grantors by Deed recorded in the RMC Office for Greenville County in Deed Book 967 at page 98.

This conveyance is made subject to restrictive covenants of record and to any easements or rights of way affecting same.



4202
Greenville County
Stamps
Paid \$ 23.10
Act 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 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 20th day of

January 1976

SIGNED, sealed and delivered in the presence of:

Robert L. Mylie #
Barbara H. Cobb

Phillip S. Bryant (SEAL)
Phillip S. Bryant (SEAL)
Ann W. Bryant (SEAL)
Ann W. Bryant (SEAL)

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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 20th day of January 1976.

Robert L. Mylie # (SEAL)
Notary Public for South Carolina.

Barbara H. Cobb

My commission expires 9/11/78.

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 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 20th day of January 1976.

Robert L. Mylie # (SEAL)
Notary Public for South Carolina.

Ann W. Bryant
Ann W. Bryant

My commission expires 9/11/78.

18410

RECORDED this day of JAN 21 1976 19 at 9:25 A. M., No.

4328 RV-2