

STATE OF SOUTH CAROLINA }
COUNTY OF Greenville

FILED
GREENVILLE CO. S. C.

FEB 6 2 37 PM '76

Vol 1031 - 108

JOHN E. STANBERRY
NOTARY PUBLIC

KNOW ALL MEN BY THESE PRESENTS, that

James C. Clardy and Billie Ann W. Clardy, in consideration of Seventeen Thousand Seven Hundred Twenty-four and 52/100 (\$17,724.52) Dollars, and assumption of mortgage indebtedness to United Federal Savings & Loan Assn., recorded in Mortgage Book 1159, page 182, R.M.C. Office for Greenville County, the balance of which mortgage is \$12,275.48,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto LEAKE & GARRETT, INC., its successors and assigns:
ALL that piece, parcel or lot of land, with all improvements thereon, situate, lying and being in the State of South Carolina, County of Greenville, in or near the Town of Fountain Inn, known and designated as Lot 79 on a plat of Stonewood Subdivision, which plat is recorded in the R.M.C. Office for Greenville County in Plat Book 4-F, Page 16, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the eastern edge of Brooklawn Drive, at the joint front corner of Lots 78 and 79 and running thence with the line of Lot 78, N.81-27 E., 184.3 feet to an iron pin; thence N. 30-42 W., 116.5 feet to an iron pin; thence S. 85-30 W. 134 feet to an iron pin on the Eastern edge of Brooklawn Drive at the joint front corners of Lots 79 and 80; thence with the edge of said Drive, S. 1-12 W., 60 feet to an iron pin; thence still with said Drive, S. 8-47 E., 79 feet to an iron pin, being the point of beginning.

This is the same property conveyed to grantors by deed of Wooten Corporation of Wilmington, recorded in Deed Book 893 Page 80 .

ALSO: - ALL that piece, parcel or lot of land, with buildings and improvements thereon, situate, lying and being in the Town of Fountain Inn, County of Greenville, State of S. C., being known and designated as Lot 78 on plat of Stonewood, which plat is recorded in the R.M.C. Office for Greenville County, S.C. in Plat Book 4-F, page 16, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the easterly side of Brooklawn Drive, joint front corner of Lots 77 and 78 and running thence N. 74-43 E. 224.1 feet to an iron pin; thence N. 29-33 E. 85 feet to an iron pin; thence N. 60-27 W. 20 feet to an iron pin; thence S. 67-25 W. 86.3 feet to an iron pin; thence S. 81-21 W. 184.3 feet to an iron pin on Brooklawn Drive; thence along Brooklawn Drive S. 14-27 E. 85 feet to an iron pin, the point of beginning.

This is the same property conveyed to James C. Clardy by Courtney T. Holland, by deed recorded in Deed Book 941, page 582.

SUBJECT to easements, rights-of-way and restrictions of record.

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 5th day of February, 1976

SIGNED, sealed and delivered in the presence of:

[Signature]

Notary Public for South Carolina



[Signature]
James C. Clardy

[Signature]
Billie Ann W. Clardy



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 February 19 76

[Signature]

Notary Public for South Carolina. (SEAL)

My commission expires 2/28/83



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 5th day of Greenville 19 76

[Signature]

Notary Public for South Carolina. (SEAL)

My commission expires 2/28/83

[Signature]
Billie Ann W. Clardy

RECORDED this 5th day of February 1976 at 2:37 P.M. M., No. 111

61
030
0

4328 RV-2