

FILED GREENVILLE CO. S. C.

TITLE TO REAL ESTATE- Offices of HILL, JAMES, & WYATT, Attorneys at Law, 100 Williams St., Greenville, S.C.

STATE OF SOUTH CAROLINA } COUNTY OF GREENVILLE }

DONNIE S. TAMERSLEY R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that I, Hazel M. Tuck

In consideration of -----Thirteen Thousand Nine Hundred Fifty and No/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 Arthur D. Bayne and Jo Ann S. Bayne, their heirs and assigns:

ALL that certain piece, parcel or lot of land situate, lying and being on the southwestern side of Ellendale Avenue near the City of Greenville, in the County of Greenville, State of South Carolina, and known and designated as Lot No. 6 of a subdivision known as Sans Souci Highland, plat of which is recorded in the R.M.C. Office for Greenville County in Plat Book G at page 126, said lot having such metes and bounds as shown thereon.

This is the same property conveyed to the grantor herein by deed recorded in the R.M.C. Office of Greenville County in Deed Book 305, page 138.

This property is conveyed subject to easements, conditions, covenants, restrictions, and rights of way which are a matter of record and actually existing on the ground effecting the subject property. - 235 - 168 - 7 - 4



2400 1540

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 26th day of February --- 1976.

SIGNED, sealed and delivered in the presence of: Hazel M. Tuck (SEAL), Carol H. Maddox (SEAL), Willie D. Jones (SEAL)

STATE OF SOUTH CAROLINA } 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 deed and that (s)he, with the other witness subscribed above witnessed the execution thereof. SWORN to before me this 26th day of February ---- 1976. Carol H. Maddox (SEAL), Notary Public for South Carolina. My Commission Expires June 17, 1979

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER } NOT NECESSARY } 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 FEB 26 1976 day of 11:56 at A. M., No. 2318

0139 2400 1540 4328 RV-2