

TITLE TO REAL ESTATE Prepared by SONNY E. JAY, ATTORNEY AT LAW, 111 MAIN STREET, GREENVILLE, SOUTH CAROLINA

FEB 27 11 20 AM '76
DONNIE S. TAYLOR
R.M.C.

State of South Carolina

COUNTY OF GREENVILLE

Know All Men by These Presents:

That we, John C. Rickard and Ann J. Rickard

in the State aforesaid,

in consideration of the sum of Thirty-Six Thousand and No/100 (\$36,000.00)-----DOLLARS,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said grantee(s)

ALVIN B. PAULY AND MARY W. PAULY, THEIR HEIRS AND ASSIGNS FOREVER:

ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, on the southerly side of Havenhurst Drive, being shown and designated as Lot No. 79, Section II, Homestead Acres, according to plat recorded in the RMC Office for Greenville County in Plat Book "XX" at Page 143, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the southerly side of Havenhurst Drive at the joint front corner of Lots Nos. 78 and 79, and running thence with the joint line of said lots, S. 19-30 W. 236 feet to an iron pin; thence S. 82-26 W. 166.5 feet to an iron pin; thence N. 3-37 W. 141.7 feet to an iron pin at the rear corner of Lot No. 80; thence along the line of Lot No. 80, N. 54-04 E. 263.1 feet to an iron pin on the southerly side of Havenhurst Drive; thence with the southerly side of said Drive, S. 37-43 E. 65 feet to the point of BEGINNING. - 276 - P16.1 - 1 - 351

The within conveyance is subject to restrictions, utility easements, rights of way, zoning regulations, and other matters as may appear of record, on the recorded plats, 72.00 or on the premises.



Greenville County
39.60
Doc. 1

TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining

TO HAVE AND TO HOLD all and singular the said Premises before mentioned unto the grantee(s) hereinabove named, 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, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantees(s) hereinabove named, and the grantee(s)'s Heirs, or Successors and Assigns against the grantor(s) and the grantor(s)'s Heirs 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 27th day of February, 1976

Signed, Sealed and Delivered in the Presence of

[Signature]
[Signature]

John C. Rickard (Seal)
Ann J. Rickard (Seal)



State of South Carolina

COUNTY OF GREENVILLE

Personally appeared before me 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 27th day of February, A. D. 1976

[Signature] (Seal)
Notary Public for South Carolina

[Signature]

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) 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 or persons whomsoever, renounce, release, and forever relinquish unto the grantee(s) and the grantee's Heirs, or Successors and Assigns, all the interest and estate, and also her right and claim of Dower of, in or to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this 27th day of February, A. D. 1976

[Signature] (Seal)
Notary Public for South Carolina

Ann J. Rickard

Cancelled documentary stamps attached: \$ 0.00 U. S. \$ 11:29 A. No. 21735
Recorded this day of FEB 27 1976

0205

4328 RV-2