

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

KNOW ALL MEN BY THESE PRESENTS, that Virginia B. McGuire

in consideration of One and 00/100 (\$1.00) ----- 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 Jacob Holmes

All that lot of land situate on the western side of Pine Field Drive in the County of Greenville, State of South Carolina, being shown as a tract containing 1.49 acres on a plat of the property of James Holmes, et al, dated February 20, 1976, prepared by Freeland and Associates recorded in Plat Book J-Q, at Page 116 in the RMC Office for Greenville County and having, according to said plat, the following metes and bounds, to-wit:

Beginning at an iron pin at the corner of property now or formerly belonging to James Holmes, et al, which iron pin is S. 84-59 W. 449 feet from the western side of Pine Field Drive and running thence S. 84-59 W. 208.1 feet to an old iron pin; thence N. 1-15 E. 10.4 feet to an old iron pin; thence N. 1-25 E. 349.6 feet to an old iron pin; thence S. 84-24 E. 170.3 feet to a new iron pin; thence S. 5-01 E. 328.2 feet to the point of beginning.

Together with a right-of-way for a 25 foot private drive for ingress and egress to Pine Field Drive as shown on the aforementioned plat. This property is conveyed subject to the 25 foot right-of-way crossing the southern portion of this property as shown on said plat.

- 159-375-1-2

This is a portion of the property conveyed to the grantor by deed of Iserleane Holmes, et al, to be recorded herewith.

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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns against the grantor(s) and the grantor's(s') heirs, successors and assigns 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 9th day of March 1976 .

SIGNED, sealed and delivered in the presence of:
Debra L. Coates _____ (SEAL)
Donald R. McAlister _____ (SEAL)

_____ (SEAL)

Virginia B. McGuire _____ (SEAL)
Virginia B. McGuire _____ (SEAL)

STATE OF SOUTH CAROLINA } PROBATE
COUNTY OF GREENVILLE }

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 other witness subscribed above witnessed the execution thereof.

SWORN to before me this 9th day of March 1976 .
Donald R. McAlister _____ (SEAL)
Notary Public for South Carolina
My commission expires: 8-4-79 _____
Debra L. Coates _____

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER
COUNTY OF GREENVILLE } NOT NECESSARY - GRANTOR WOMAN

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, 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 _____ .

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

RECORDED this _____ day of MAR 19 1976 at 12:42 P. M., No. 23849

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