

TITLE TO REAL ESTATE—Offices of Riley and Riley, Greenville, S. C.
Purchasers' Address: 103 S. Almond Drive, Simpsonville, S.C. 29681 VOL 1043 PAGE 008
STATE OF SOUTH CAROLINA GREENVILLE CO. S. C.
COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that ~~TAHERS~~ JOHN C. FOUSHEE and BILLIE KELLY FOUSHEE

in consideration of -----FORTY-TWO THOUSAND NINE HUNDRED AND NO/100 (\$42,900.00)----- 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

RALPH M. REGNER and MARCIA M. REGNER, their heirs and assigns forever:

All that certain piece, parcel or lot of land, situate, lying and being in the City of Simpsonville, County of Greenville, State of South Carolina, on the Northeastern side of S. Almond Drive, being known and designated as Lot No. 160, as shown on a plat entitled "Section IV POINSETTIA", dated June 18, 1971, prepared by Piedmont Engineers & Architects, recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 4-N at page 24, and having, according to said plat, the following metes and bounds, to wit:

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BEGINNING at an iron pin on the Northeastern side of S. Almond Drive, at the joint front corner of Lots 160 and 161, and running thence with the line of Lot 161 N. 60-32 E., 149 feet to an iron pin in the line of Lot No. 159, joint rear corner of Lots Nos. 160 and 161; thence with the line of Lot No. 159 N. 38-53 W., 85 feet to an iron pin, joint rear corner of Lots Nos. 82 and 159; thence with the line of Lot No. 82, N. 23-11 W., 35 feet to an iron pin in the line of lot No. 82, joint rear corner of Lots Nos. 160 and 81; thence with the line of Lot No. 81, S. 56-55 W., 136.96 feet to an iron pin in the right of way of S. Almond Drive, joint front corner of Lots Nos. 81 and 160; thence with the right of way of S. Almond Drive, S. 28-18 E., 110 feet to the point of beginning.

Being the same property conveyed to John C. Foushee by Builders & Developers, Inc., by deed dated May 12, 1972, recorded May 15, 1972, in Deed Volume 943 at page 332. John C. Foushee conveyed a one-half undivided interest in this property to Billie Kelly Foushee by deed dated May 12, 1972, recorded May 15, 1972 in Deed Volume 943 at page 322.

This conveyance is made subject to the restrictive and protective covenants affecting Section IV of Subdivision known as POINSETTIA, said Restrictive and Protective Covenants being recorded in the RMC Office for Greenville County in Deed Volume 921 at page 621.

This conveyance is made subject to any restrictive covenants, building set-backlines, rights-of-way and easements which may affect the above described property.

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 24th day of September, 1976

SIGNED, sealed and delivered in the presence of:

John C. Foushee
Billie Kelly Foushee

John C. Foushee

Billie Kelly Foushee

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) 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 24th day of September 1976

Notary Public for South Carolina
My commission expires: 8-12-80

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 and singular the premises within mentioned and released.

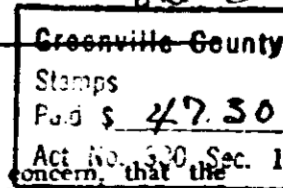
GIVEN under my hand and seal this

24th day of September 1976

Notary Public for South Carolina
My commission expires: 8-12-80

Billie Kelly Foushee
Billie Kelly Foushee

RECORDED this OCT 1 1976 at 2:12 P. M. No. 900.5



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