

TITLE TO REAL ESTATE—Offices of Earle, Bozeman & Grayson, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

GREENVILLE CO. S. C.

DEC 8 4 21 PM '76

DOYNNIE S. TANKERSLEY  
R.H.C.

KNOW ALL MEN BY THESE PRESENTS, that John Michael Smart

*Pl 4 Coleman Heights  
Alta Vista Circle  
Greenville S.C.*

in consideration of ---Twenty Nine Thousand, Nine Hundred 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 Marcus A. Morrell and Donna C. Morrell, their heirs and assigns forever:

37  
R  
L  
C  
M

ALL that certain piece, parcel, or lot of land, with the improvements thereon, situate, lying and being in the State of South Carolina, County of Greenville, on the south side of Alta Vista Circle, being known and designated as Lot No. 144 of a subdivision known as Coleman Heights as shown on plat thereof prepared by Terry T. Dill, February, 1958 and recorded in the RMC Office for Greenville County in Plat Book RR, at Page 115, and having, according to said plat, the following metes and bounds, to-wit:

2.00  
AS

BEGINNING at an iron pin on the south side of Alta Vista Circle at the joint corner of Lots 143 and 144, and running thence along the line of Lot 143, S. 04-40 W. 242.2 feet to an iron pin; thence S. 89-26 E. 127.1 feet to an iron pin; thence along the line of property now or formerly of William Cox, N. 09-01 E. 234.4 feet to an iron pin on the south side of Alta Vista Circle; thence along Alta Vista Circle, N. 85-40 W. 144.7 feet to the beginning corner; being the same conveyed to the grantor by deed of M & M Construction Company, Inc. recorded January 18, 1973 in the RMC Office for Greenville County in Deed Book 965 at Page 479. — 376 - 513.2 - 1 - 48

This conveyance is made subject to any restrictions, reservations, zoning ordinances or easements that may appear of record, on the recorded plat(s), or on the premises.

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 24 day of Nov. 1976

SIGNED, sealed and delivered in the presence of:

*John Michael Smart* (SEAL)  
John Michael Smart (SEAL)

*Charles B. Stein*  
*Elaine L. Cassaday*

STATE OF SOUTH CAROLINA TAX COMMISSION  
DOCUMENTARY TAX STAMP  
DEC-8-76 PB. 11218 = 60.00  
COUNTY DOCUMENTARY TAX  
DEC-8-76 = 33.00

STATE OF ~~XXXXXX~~ New Jersey  
COUNTY OF Bergen

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 24th day of November 1976

*Mary C. Werner* MARY C. WERNER Notary Public for ~~XXXXXX~~ New Jersey  
*Elaine L. Cassaday* Notary Public of New Jersey  
My Commission Expires: ~~XXXXXX~~ My Commission Expires July 27, 1980

STATE OF ~~XXXXXX~~ New Jersey RENUNCIATION OF DOWER  
COUNTY OF Bergen

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 November 1976

*Mary C. Werner* MARY C. WERNER Notary Public for ~~XXXXXX~~ New Jersey  
*Sheila Smart* Sheila Smart  
My Commission Expires: ~~XXXXXX~~ My Commission Expires July 29, 1980

RECORDED this 8th day of December 1976 at 4:21 P/M M. No. 15537

513.2

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