

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

424 Leyswood Drive
Greenville, S. C. 29607

KNOW ALL MEN BY THESE PRESENTS, that MARGARET V. EDWARDS

in consideration of THIRTY NINE THOUSAND FIVE HUNDRED & NO/100 (\$39,500.00) ----- 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

HOWARD W. ROWLAND AND DENISE H. ROWLAND, their heirs and assigns forever:

ALL that piece, parcel or lot of land, with all buildings and improvements thereon, situate, lying and being on the easterly side of Leyswood Drive, in Greenville County, South Carolina, being shown and designated as Lot No. 7 on a plat of WADE HAMPTON GARDENS, SECTION III, made by Piedmont Engineers & Architects, dated March 25, 1964, recorded in the R. M. C. Office for Greenville County, S. C., in Plat Book YY, page 179, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the easterly side of Leyswood Drive at the joint front corner of Lots Nos. 7 and 8, and running thence with the easterly side of said Drive, N. 21-06 W., 105.0 feet to an iron pin at the joint corner of Lots Nos. 6 and 7; thence with the common line of said lots, N. 71-44 E., 154.0 feet to an iron pin in or near a creek; thence with the creek as the line, the traverse of which is S. 28-39 E., 100.8 feet to an iron pin at the joint rear corner of Lots Nos. 7 and 8; thence with the common line of said lots, S. 69-45 W., 166.8 feet to an iron pin on the easterly side of Leyswood Drive, the point of BEGINNING.

The above described property is the same conveyed to the grantor herein by deed of Charles F. Edwards recorded September 27, 1976 in Deed Book 1043, page 495, and is hereby conveyed subject to rights of way, easements, conditions, roadways, setback lines and restrictive covenants reserved on plats and other instruments of public record and actually existing on the ground affecting said property.

The grantees herein agree and assume to pay Greenville County property taxes for the tax year 1977 and subsequent years.

The above lot is conveyed specifically subject to a sewer easement 25-feet in width and a drainage easement 10-feet in width along the northern and easterly boundary lines of the above property as shown on the recorded subdivision plat.

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 assigns against the grantor(s) and the grantor(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 12th day of March 19 77
Signed, sealed and delivered in the presence of:
Allen R. ... *Margaret V. Edwards* (SEAL)
Jack H. Mitchell (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 written deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 12th day of March 19 77
Allen R. ... (SEAL) *Jack H. Mitchell*
Notary Public for South Carolina
My commission expires: 11-21-84

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }
RENUNCIATION OF DOWER

NOT NECESSARY GRANTOR WOMAN
I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned is day by day com lessors ased.

DOCUMENTARY TAX STAMP 79.00
DOCUMENTARY TAX 43.45
GREENVILLE COUNTY 654479

RECORDED this day of MAR 14 1977 at 10:11 A.M. No. 24011

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