

213 Potomac Ave
Greenville SC
STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE

GREENVILLE CO. S.C. TITLE TO REAL ESTATE
1053-513

Know All Men by These Presents:

That JAMES R. AUSTIN,

--Fifteen Thousand Nine Hundred Fifty & No/100 State aforesaid,
in consideration of the sum of (\$15,950.00) 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 JESSIE M. HENDERSON & BERNELL HENDERSON, their heirs & assigns forever:

ALL that piece, parcel or lot of land, lying, being and situate in the County of Greenville, State of South Carolina, in the City of Greenville, being shown and designated as Lot 153 on a plat of Pleasant Valley Subdivision, said plat being recorded in the RMC Office for Greenville County in Plat Book P, at Page 93, and being more particularly described in accordance with a plat prepared by Carolina Surveying Co., dated March 29, 1977, to-wit:

BEGINNING at an iron pin on the north side of Potomac Avenue at the joint front corner of Lots Nos. 152 and 153 and running thence along the North side of said Avenue South 89 degrees 52 minutes West, 60 feet to an iron pin; thence along the joint line of Lots Nos. 153 and 154, North 0 degrees 08 minutes West, 160 feet to an iron pin; thence North 89 degrees 52 minutes East, 60 feet to an iron pin; thence South 0 degrees 08 minutes East, 160 feet to the point of beginning.

This property is conveyed subject to easements, rights-of-way and restrictions, if any, of record.

This being the same property which James H. Austin and Catherine B. Austin received from James A. Neill, by deed dated June 19, 1968, and recorded in the RMC Office for Greenville County on June 19, 1968, in Deed Book 846, at Page 571. The Grantor herein having received the property from the Estates of Catherine B. Austin and James H. Austin, said Estates being duly recorded in the Probate Court for Greenville County in File 1389, Package 27 and File 1431, Package 2, respectively.

DOCUMENTARY STAMP TAX \$32.00

GREENVILLE COUNTY SOUTH CAROLINA COUNTY DOCUMENTARY TAX APR-4-77 17.60

250 AM

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 grantee's(s') Heirs 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 grantee(s) hereinabove named, and the grantee's(s') Heirs 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 and seal this 1st day of April in the year of our Lord One Thousand Nine Hundred and Seventy-Seven (77)

Signed, Sealed and Delivered in the Presence of
(1) *Edith Lohr Bell* L.S.
(2) *Janet S. Nelson* L.S.

State of South Carolina, } Personally appeared before me (1 or 2)
COUNTY OF GREENVILLE } Janet S. Nelson

who being sworn, says that he saw the within named grantor(s) sign, seal and as his act and deed, deliver the within written deed, and that he, with the other witness, witnessed the execution thereof.

Sworn to before me this 1st day of April 77 A. D. 1977
(3) *Edith Lohr Bell* L.S.
Notary Public for South Carolina 11/22/81
My Commission Expires:

(1 or 2) *Janet S. Nelson*

(CONTINUED ON NEXT PAGE)

0949

4328 RV-2