

TITLE OF REAL ESTATE - Cheros and Patterson, Attorneys at Law, Greenville, S.C.

Vol 1054 12-518

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE) Grantee's address:
17 Spring Forest Rd
Greenville S.C. 29615

KNOW ALL MEN BY THESE PRESENTS, that Kenneth L. Chartier and Ruby S. Chartier

in consideration of Thirty-nine Thousand Five Hundred and 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 Betty Jean Phillips, her heirs and assigns, forever:

All that lot of land in the State of South Carolina, County of Greenville, on the South side of Spring Forest Road, near the City of Greenville, being shown as Lot Number 38 on plat of Spring Forest Subdivision, recorded in Plat Book XX at Page 126 of the RMC Office for Greenville County, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the south side of Spring Forest Road at joint front corner of Lots 27 and 38 and running thence along line of Lot 37, S 9-46 W 185.2 feet to an iron pin; thence, N 73-12 W 70 feet to an iron pin; thence with line of Lot 39, N 7-23 W 165 feet to an iron pin on south side of Spring Forest Road; thence along said Road, N 85-51 E 60 feet to an iron pin; thence with the curve of Spring Forest Road (the chord being S 84-35 E) 60 feet to the beginning corner.

This is the property conveyed to Kenneth L Chartier and Ruby S. Chartier by Alvin Trammell by deed dated April 20, 1964 and recorded April 21, 1964 in Deed Book 747 at Page 101 of the RMC Office for Greenville County.

This property is conveyed subject to all easements, restrictions, zoning ordinances and rights of way of record, or on the ground, which may affect said lot.

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 12 day of April 19 77.

SIGNED, sealed and delivered in the presence of:

Deborah N. Garrison
Robert H. May

Kenneth L. Chartier (SEAL)
Ruby S. Chartier (SEAL)



STATE OF SOUTH CAROLINA)
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 12 day of April 19 77

Deborah N. Garrison (SEAL)
Notary Public for South Carolina 1-29-81
My commission expires: _____

Robert H. May

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, 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

12 day of April 19 77.
Deborah N. Garrison (SEAL)
Notary Public for South Carolina.
My commission expires: 1-29-81

Ruby S. Chartier

RECORDED this _____ day of APR 13 1977 19 _____, at 9:12 A. M., No. _____

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