

Farrs Bridge Road, Greenville, S. C.

TITLE TO REAL ESTATE prepared by ~~Nelson & Cox~~ & Anderson, Attorneys at Law

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOWN ALL MEN BY THESE PRESENTS, that E. C. ELLIOTT

in consideration of THIRTY-TWO THOUSAND NINE HUNDRED FIFTY AND NO/100THS----- Dollars,
(\$32,950.00)

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto

LARRY B. NELSON AND DEBBIE J. NELSON, their Heirs and Assigns, forever;

ALL that certain piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, being shown and designated as Lot No. 1 of LAKE HARBOR SUBDIVISION as shown on plat thereof recorded in the R. M. C. Office for Greenville County in Plat Book MM, at page 15, and having, according to said plat, the following metes and bounds, to-wit: 305 - B4.2 - 1-10

BEGINNING at an iron pin on the southern side of Farrs Bridge Road, which iron pin is the joint front corner of Lots 1 and 2, and running along the southerly side of Farrs Bridge Road, S 81-35 W 85.2 feet to an iron pin; thence S 11-55 E 197 feet to an iron pin; thence N 78-05 E 85 feet to an iron pin at the joint rear corner of Lots Nos. 1 and 2; thence along the joint line of said Lots, N 11-55 W 191.2 feet to an iron pin, the point of beginning.

This is the same property conveyed to the Grantor herein by R. M. Gaffney, Trustee, by deed dated April 7, 1976, and recorded in the R. M. C. Office for Greenville County, S. C., in Deed Book 1035, at page 198, on April 23, 1976.

THIS conveyance is made subject to any and all existing reservations, easements, rights-of-way, zoning ordinances and restrictions or protective covenants 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, 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 7 day of April 19 77

SIGNED, sealed and delivered in the presence of:

[Signature]
[Signature]

E. C. Elliott (SEAL)
E. C. ELLIOTT (SEAL)

(SEAL)

(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 deed and that (s)he, with other witness subscribed above witnessed the execution thereof.

SWORN to before me this 7th day of April 19 77.

[Signature] (SEAL)
Notary Public for South Carolina
My commission expires: 11-4-80 5-14-85

[Signature]

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

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 7 day of April 19 77.
[Signature] (SEAL)
Notary Public for South Carolina
My commission expires: 11-4-80 5-14-85

[Signature]
Clara P. Elliott

RECORDED this _____ day of APR 13 1977 19 _____, at 10:21 A. M., No. 13

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