

TITLE TO REAL ESTATE-Prepared by Wilkins & Wilkins, Attorneys at Law, Greenville, S. C.

Vol 1051 p 1094

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that I, JAMES RONALD SANDERS

in consideration of NINETEEN THOUSAND NINE HUNDRED FIFTY (\$19,950.00) 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 T. ELIHU BIGGERS & MARY BIGGERS, their heirs and assigns:

All that lot of land in the city of Greenville, county of Greenville, state of South Carolina, known and designated as Lot 36, on plat of AUGUSTA COURT, Block C, recorded in plat book F page 124 of the RMC Office for Greenville County, S. C., and having according to said plat the following metes and bounds, to-wit:

Beginning at an iron pin on the southwest side of Augusta Court, the joint front corner of Lots 35 and 36, and running thence with the southwest side of said street S. 29-33 E. 60 feet to an iron pin the joint front corner of Lots 36 & 37; thence S. 50-57 W. 174.5 feet to an iron pin the joint rear corner of Lots 36 & 37; thence N. 41-30 W. 85 feet to an iron pin, the joint rear corner of Lots 36 & 35; thence with the joint line of said lots N. 58-49 E. 189.4 feet to the point of beginning.

This is the same lot conveyed to grantor by Mildred C. Bennett Scott by deed dated 2/23/71 recorded 2/23/71 in deed vol 909 page 213 of the RMC Office for Greenville County, S.C., and is conveyed subject to applicable zoning ordinances, recorded restrictions, easements or rights of way or those shown on the plat or on the ground.

T. Elihu Biggers & Mary Biggers  
128 Augusta Court  
Greenville, S. C. 29605



together with all and singular the rights, franchises, liberties 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) does hereby bind his heirs, 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 in any part thereof.

WITNESS the grantor(s)'s hand(s) and seal(s) this 20 day of April, 19 77.  
SIGNED, sealed and delivered in the presence of  
*William W. Wilkins, Jr.* (SEAL)  
*Denobia C. Hall* (SEAL)  
James Ronald Sanders (SEAL)

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }  
PROBATE  
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 20 day of April, 19 77  
*Cynthia A. Bivane* (SEAL)  
Notary Public for South Carolina 4/25/85  
My commission expires

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 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 20 day of April, 19 77  
*Cynthia A. Bivane* (SEAL)  
Notary Public for South Carolina 4/25/85  
My commission expires

RECORDED this 20 day of April, 19 77 at 4:52 P. M. No.

0984

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