

Route 2, Beckey Gibson Road  
Greer, South Carolina 29651

FILED  
FOR THE BILL & CO. S.C. P.A., Greenville, S.C.

STATE OF SOUTH CAROLINA } MAY 16 10 12 AM '77  
COUNTY OF GREENVILLE } DONNIE S. TANKERSLEY  
R.M.C.

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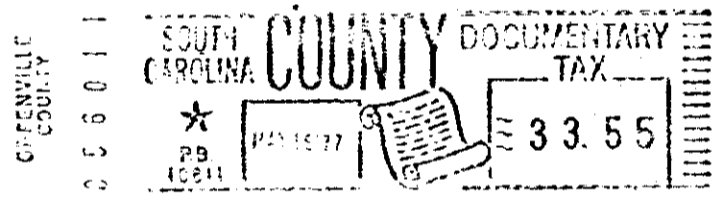
KNOW ALL MEN BY THESE PRESENTS, that PONDEROSA ASSOCIATES, a General Partnership in consideration of Thirty Thousand Five Hundred and no/100ths (\$30,500.00) ----- Dollars the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto JOHN HAROLD SIMMONS and CAROL JEANNE SIMMONS, their heirs and assigns:

All that piece, parcel or lot of land, together with all buildings and improvements thereon, situate, lying and being on the southern side of Beckey Gibson Road, in Greenville County, South Carolina, being shown and designated as Lot No. 6 on a plat of PONDEROSA VILLAGE, made by Terry T. Dill, Surveyor, dated July 20, 1972, recorded in the RMC Office for Greenville County, S. C., in Plat Book 4-R, at page 27, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Beckey Gibson Road at the joint front corner of Lots No. 5 and 6 and running thence with the common line of said lots, S. 11-47 W., 454.7 feet to an iron pin; thence N. 78-13 W., 100 feet to an iron pin at the joint rear corner of Lots Nos. 6 and 7; thence with the common line of said lots, N. 11-47 E., 458.0 feet to an iron pin on the southern side of Beckey Gibson Road; thence with the southern side of Beckey Gibson Road, S. 74-00 E., 100.0 feet to an iron pin, the point of beginning.

The above property is a portion of the same conveyed to the grantor by deed of Stubblefield Builders, Inc., recorded on April 8, 1976 in Deed Book 1034, page 379, and is hereby conveyed subject to all rights of way, easements, conditions, public roads and restrictive covenants reserved on plats and other instruments of public record and actually existing on the ground affecting said property.

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



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 14th day of May 19 77  
Signed, sealed and delivered in the presence of:  
Constance B. Mc Bride PONDEROSA ASSOCIATES, a General Partnership (SEAL)  
John M. Dillard BY: William E. Jett (SEAL)  
William E. Jett Managing Partner

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 14th day of May 19 77  
Constance B. Mc Bride (SEAL)  
Notary Public for South Carolina  
My commission expires: 5/22/83  
John M. Dillard  
John M. Dillard

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER UNNECESSARY - PARTNERSHIP DEED  
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 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 \_\_\_\_\_ day of \_\_\_\_\_ 19\_\_\_\_ (SEAL)  
Notary Public for South Carolina  
My commission expires: \_\_\_\_\_  
RECORDED this 16 day of May 19 77 at 10:12 A. M. No. 30990

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