

TITLE TO REAL ESTATE - INDIVIDUAL FORM - Dillard & Mitchell, P.A., Greenville S.C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

RSLEY
DOCUMENTARY
STAMP
TAX
34.00
FD. 11218

VOL 1057 PAGE 741

KNOW ALL MEN BY THESE PRESENTS, that ERNEST C. GARRETT

in consideration of Sixteen Thousand Eight Hundred and no/100ths (\$16,800.00) ----- 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 BRYAN VERNON, III, his heirs and assigns, forever:

ALL that piece, parcel or lot of land, situate, lying and being on the northern side of Idlewood Drive (formerly known as East Pinehurst Drive), in the City of Greenville, Greenville County, South Carolina, being shown and designated as Lot No. 25 and a portion of Lot No. 26 on a plat of the PROPERTY OF HELEN M. POWE, made by W. J. Riddle, Surveyor, dated June, 1944, recorded in the RMC Office for Greenville County, S. C., in Plat Book P, page 65, and having according to a more recent plat of the PROPERTY OF JOHN B. VERNON, 3rd, made by C. C. Jones, Engineer, dated May 23, 1977, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Idlewood Drive at the joint front corner of Lots Nos. 24 and 25 and running thence along the common line of said lots, N. 1-15 E., 245.8 feet to an iron pin; thence S. 87-32 E., 68.2 feet to a point in the line of Lot No. 26; thence a line through Lot 26, S. 11-15 W., 242.9 feet to a point on the northern side of Idlewood Drive; thence with the northern side of Idlewood Drive, N. 89-52 W., 68.2 feet to the point of beginning.

The above property is the same conveyed to Ernest C. Garrett by deed of Carl M. Hurst and Carol M. Hurst recorded in Deed Book 807, page 40, on September 30, 1966, 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 City of Greenville and Greenville County property taxes for the tax year 1977 and subsequent years.

GREENVILLE COUNTY
SOUTH CAROLINA COUNTY DOCUMENTARY TAX
18.70
JUN-1977
PA. 19811

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 27th day of May 1977
Signed, sealed and delivered in the presence of:
Constance H. Mc Bride Ernest C. Garrett (SEAL)
John M. Dillard (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 written deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.
SWORN to before me this 27 day of May 19 77
Constance H. Mc Bride (SEAL) John M. Dillard
Notary Public for South Carolina My commission expires: 5/22/83

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 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 27th day of May 19 77
Joan C. Garrett (SEAL)
Notary Public for South Carolina My commission expires: 5/1/79
RECORDED this 1st day of June 19 77 at 1:51 P/ M. No. 33065

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