

245 Rivers St, Greenville SC

FILED GREENVILLE CO S.C.

TITLE TO REAL ESTATE - Prepared by Brooks S. Parnell, Jr., Greenville, S. C.

STATE OF SOUTH CAROLINA

AUG 5 4 57 PM '77

COUNTY OF GREENVILLE

DONNE S. TANKERSLEY

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KNOW ALL MEN BY THESE PRESENTS, that

I, LETA KITCHENS CLARK,

in consideration of Six Thousand Nine Hundred Twenty-six and 72/100 (\$6,926.72) 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 CECIL D. BUCHANAN, His Heirs and Assigns, Forever:

All that piece, parcel or lot of land situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 76 and a portion of Lot No. 77, according to a plat of Shannon Terrace, plat made by H. E. Brockman, January 3, 1930 and recorded in the RMC Office for Greenville County in Plat Book L at page 91 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeastern side of Brookview Circle at the joint front corner of Lots Nos. 75 and 76 and running thence along the line of Lot No. 75, S. 45-19 E. 177.1 feet to an iron pin; thence N. 28-24 E. 67.3 feet to an iron pin in the line of Lot No. 77; thence N. 48-40 W. 163.4 feet to an iron pin on the southeastern side of Brookview Circle; thence along the southeastern side of Brookview Circle, S. 39-30 W. 54 feet to an iron pin at the point of beginning.

This conveyance is made subject to all easements, rights-of-way and restrictions of record, if any, and to all matters which an inspection of the premises would or should reveal.

The above-described property is the same acquired by the Grantor by deed from Ralph Truitt Banks dated March 22, 1952 and recorded on March 22, 1952 in Deed Volume 453 at page 270. RMC Office for Greenville County, South Carolina.

GREENVILLE COUNTY DOCUMENTARY 1977

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 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 5 day of August, 1977

SIGNED, sealed and delivered in the presence of:

Leta Kitchens Clark (SEAL)

Cynthia J. Edwards (SEAL)

Brooks S. Parnell (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 5 day of August, 1977

Brooks S. Parnell (SEAL) Cynthia J. Edwards

Notary Public for South Carolina.

My commission expires 5/13/80

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

NO RENUNCIATION OF DOWER : WOMAN GRANTOR

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 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 5 day of AUG 5 1977 at 4:57 P. M., No. 1085

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