

106 Independence Dr  
Riviera

Prepared by WYCHE, BURGESS, FREEMAN & PARHAM, P.A. Attorneys at Law, Greenville, S.C. Vol 1864 Page 824

State of South Carolina TITLE TO REAL ESTATE

GREENVILLE COUNTY Know All Men by These Presents:

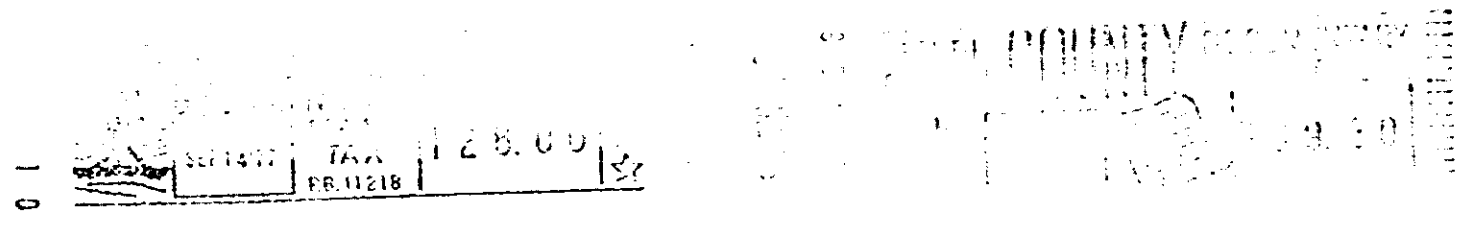
That Sterling R. Mensch, Jr. and Florence P. Mensch hereafter referred to as Grantor, in consideration of the sum of Sixty Two Thousand Seven Hundred Fifty and No/100 (\$62,750.00) DOLLARS, paid to Grantor by Serge A. Therie and Muriel B. Therie hereafter referred to as Grantee, at and before the sealing of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the said Grantee

ALL that lot of land in Greenville County, State of South Carolina, on the eastern side of Independence Drive, near the City of Greenville, being shown as Lot 21 on plat of Section 2 of Pelham Estates recorded in Plat Book PPP at Page 119 and described as follows:

BEGINNING at an iron pin on the eastern side of Independence Drive at the corner of Lot 22, and running thence with the eastern side of said Drive, N. 23-23 E. 150 feet to an iron pin at the corner of Lot 20; thence with the line of said lot, S. 66-36 E. 199.9 feet to an iron pin; thence S. 23-26 W. 149.87 feet to an iron pin at the corner of Lot 22; thence with the line of said lot, N. 66-36 W. 199.8 feet to the beginning corner.

This lot is conveyed subject to restrictions recorded in Deed Book 827 at Page 215, and also subject to a 10-foot utility easement across the southern line of said lot, a drainage easement across the northern line of said lot, and a 20-foot utility easement across the rear of said lot all as shown on said plat, and to all other easements of record which affect said property.

This is the same property conveyed to the Grantors herein by McCall-Threatt Enterprises, Inc. by deed dated May 15, 1968 and recorded June 7, 1968 in the R.M.C. Office for Greenville County, S. C. in Deed Book 845 at Page 591.



TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining;  
AND TO HAVE AND TO HOLD all and singular the said premises before mentioned unto the Grantee and Grantee's Heirs/Successors and Assigns forever.  
AND Grantor does hereby bind Grantor and Grantor's Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto Grantee and Grantee's Heirs/Successors and Assigns against Grantor and Grantor's Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the hand and seal of Grantor this 14th day of September 1977

Signed, Sealed and Delivered in the Presence of  
Sterling R. Mensch, Jr. (Seal)  
Florence P. Mensch (Seal)  
Grantor  
David Allen Grumbie (Seal)  
Sara A. Barfield

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

Personally appeared before me the undersigned witness and made oath that he saw Grantor sign, seal and as Grantor's act and deed deliver the written deed and that said witness together with the other witness whose name is also above subscribed witnessed the execution of the within deed by Grantor.

Sworn to before me this 14th day of September 1977  
David Allen Grumbie (Seal)  
Notary Public for South Carolina  
My Commission expires 11-21-84

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that Mrs. Florence P. Mensch wife of the within named Grantor did this day appear before me, and 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 or persons whomsoever, renounce, release, and forever relinquish unto Grantee and Grantee's Heirs/Successors and Assigns, all her interest and estate, and also all her right and claim of Dower of, in or to all and singular the premises above described.

GIVEN under my hand and seal this 14th day of September 1977  
David Allen Grumbie (Seal)  
Notary Public for South Carolina  
My Commission expires 11-21-84  
Florence P. Mensch (Seal)  
Recorded this 14th day of SEP 14 1977 at 4:18 P.M. No. 1864

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