

1079 603

TITLE OF REAL ESTATE Cheros and Patterson Attorneys at Law, Greenville, S.C.

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

Grantees' address: 3 Evergreen Circle, Simpsonville
SC 29681

KNOW ALL MEN BY THESE PRESENTS, that James W. Skelton

in consideration of Thirty-one Thousand Nine Hundred and No/100 --- (\$31,900.00) 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 James Arthur Rickard and June Avril Rickard, their heirs and assigns, forever:

ALL that certain piece, parcel or lot of land in the State of South Carolina, County of Greenville, being shown and designated as Lot Number 3 and the northwestern one-half of Lot Number 2 on Evergreen Circle, Lakewood Subdivision, on plat recorded in Plat Book BBB at Page 181 of the RMC Office for Greenville County, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northeastern side of Evergreen Circle at the joint front corner of Lots 3 and 4 and running thence along the northeastern side of said Circle, S 43-09 E 150 feet to an iron pin; thence with the new line through the middle of Lot 2, N 46-51 E 200 ft. to an iron pin in rear line of Lot 2; thence, N 43-09 W 150 feet to an iron pin at the joint front corner of Lots 3 & 4; thence along the joint line of said lots, S 46-51 W 200 feet to the point of beginning.

This is the same property conveyed to the Grantor by deed of Billy A. Garrison recorded January 4, 1977 in Deed Book 1048 at Page 993, RMC Office for Greenville County.

This property is conveyed subject to all easements, restrictions, zoning ordinances and rights of way of record, or on the ground, which affect said lot.

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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns against the grantor(s) and the grantor's(s') heirs, successors and assigns 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 22 day of December 1977.

SIGNED, sealed and delivered in the presence of:

Nate K. Souma (SEAL)
Deborah H. Garrison (SEAL)

_____ (EAL)
_____ (EAL)

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 deed and that (s)he, with other witness subscribed above witnessed the execution thereof.

SWORN to before me this 22 day of December 1977.

Deborah H. Garrison (SEAL)
Notary Public for South Carolina 1-29-81
My commission expires: _____

Nate K. Souma

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, 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

22 day of December 1977.
Deborah H. Garrison (SEAL)
Notary Public for South Carolina.
My commission expires: 1-29-81

Regina J. Skelton

RECORDED this DEC 22 1977 day of at 11:20 P.M.

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