

305 Quillen Ave
H. Jan. S.C.
STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE

Vol 1071 Page 71

KNOW ALL MEN BY THESE PRESENTS, that I, Mary W. Newman, (formerly Mary W. Weathers)

in consideration of Five Thousand Two Hundred and No/100 (\$5,200.00)-----Dollars,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s), the receipt of which is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto

CHARLES H. BROWN & GENIE O. BROWN, their Heirs and Assigns, forever:

All that certain piece, parcel, or lot of land, with all improvements thereon, lying, being and situate in the County and State aforesaid, and within the corporate limits of the Town of Fountain Inn, on the Northwest side of Quillen Avenue, and having according to a plat prepared by John E. Woods July 20, 1971, from a September 1951 plat and survey made by W. J. Riddle, the following metes and bounds, to-wit:

BEGINNING at an iron pin, near intersection of Weathers Circle and Quillen Avenue, at inside edge of sidewalk along Quillen Avenue, and running thence with said Avenue S. 18-14 W. 153 feet to an iron pin, joint front corner with lot now or formerly belonging to Mason Y. Garrett, and leaving said Avenue and running thence with the now or formerly Garrett line N. 62-11 W. 167.9 feet to an iron pin, back corner with now or formerly Garrett; thence with Garrett line S. 20-17 W. to a point; thence in a northwesterly direction 51.1 feet to a point on line of "Lot 2" as shown on said plat; thence with joint line of said "Lot 2" N. 35-53 E. 132 feet, more or less, to an iron pin in edge of Weathers Circle; thence with said Circle S. 71-40 E. 175.0 feet to an iron pin, the beginning point; and bounded by Quillen Avenue, lot now or formerly of Garrett, "Lot 2", Weathers Circle, and others.

This conveyance is made subject to 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, and so much of said property as lies within the rights-of-way of Quillen Avenue and Weathers Circle, public roadways.

Grantor to pay all 1977 city and county property taxes. -539-352-2-9.4
out of 352-2-7

This being a portion of property deeded to Floyd Weathers and Mary W. Weathers (the grantor herein) by deed of J. R. Gault and Mrs. Annie Knight Gault on January 10, 1942 (recorded 1/13/42, Deed Book 24, Page 235), Mary W. Weathers (now Mary W. Newman) having inherited Floyd Weathers' 1/2 interest by his will (See Probate Court records, Apt. 625, File 13 - date of death, 5/26/58).

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 20th day of December, 1977.

SIGNED, sealed and delivered in the presence of:

Ida Kate M. Babb

Mary W. Newman (SEAL)
(formerly Mary W. Weathers)

Barbara C. Babb (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 20th day of December

1977

Barbara C. Babb (SEAL)

Ida Kate M. Babb

Notary Public for South Carolina
My commission expires: 6/13/79

NOT NECESSARY - GRANTOR IS A WOMAN.

STATE OF SOUTH CAROLINA }
COUNTY OF

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 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

Notary Public for South Carolina
My commission expires

RECORDED this
RECORDED DEC 30 1977
at 2:25 P.M.

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