

TITLE TO REAL ESTATE-Griffin & Howard, 111 Pettigru Street, Greenville, S.C.  
20 Monteith Circle, Greenville, S. C. 29605

1977 69

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that DAVEY FERGUSON

in consideration of Ten Thousand Five Hundred and No/100-----(\$10,500.00)----- 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 JOHINIE LEE RICHARDSON, her heirs and assigns forever:

ALL that lot of land in Greenville Township, Greenville County, State of South Carolina, on the western side of Monteith Circle, near the City of Greenville, being shown as Lot No. 8 on plat of the property of O. Y. Brownlee, H. C. Smith and C. S. Fox, made by Pickell & Pickell on February 16, 1948, recorded in Plat Book "Q", at page 164, and according to a recent survey made by Piedmont Engineering Service is described as follows:

BEGINNING at a stake on the western side of Monteith Circle 465 feet northeast from Old Augusta Road at corner of Lot No. 7 and running thence with the line of said lot N. 47-55 W. 172.2 feet to a stake at corner of Lot No. 9; thence with the line of said lot S. 85-57 E. 168.4 feet to a stake on Monteith Circle; thence with the western side of Monteith Circle, the chord of which is S. 2-37 W. 59 feet to a stake; thence continuing with the western side of Monteith Circle, the chord of which is S. 40-05 W. 58.1 feet to the beginning corner.

This conveyance is made subject to any restrictions, rights-of-way, easements or zoning ordinances that may appear of record, on the recorded plat, or on the premises.

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This being the same property conveyed to C. P. Ferguson by deed of O. Y. Brownlee and O. Y. Brownlee, Jr., dated September 13, 1948 and recorded September 13, 1948, in the RMC Office for Greenville County, S. C. C. P. Ferguson died testate on May 29, 1976, and devised the above captioned property to the Grantor herein, as will appear according to the records of Probate Court, Greenville County, S. C., in Apt. 1426, File 29.

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 17th day of November 19 77

SIGNED, sealed and delivered in the presence of:

Wozelle M. Landers (SEAL)  
Davey Ferguson (SEAL)  
Charles E. Howard (SEAL)  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_ (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 deed and that (s)he, with other witness subscribed above witnessed the execution thereof.

SWORN to before me this 17th day of November 19 77

Charles E. Howard (SEAL)  
Notary Public for South Carolina My commission expires: 4-15-81.  
Wozelle M. Landers

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER - N/A - GRANTOR A WOMAN  
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, 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 \_\_\_\_\_ 19 \_\_\_\_\_ (SEAL)

Notary Public for South Carolina. My commission expires: \_\_\_\_\_ 22888

RECORDED this \_\_\_\_\_ day of FEB 2 1978 19 \_\_\_\_\_ at 3:35 P. M., No. \_\_\_\_\_

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