

203 Brunswick Avenue, Greenville, South Carolina 29609
Title To Real Estate Prepared by Timothy H. Farr at Law, 210 West Stone Ave., Greenville, S.C. 29609

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

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DONNIE S. TANKERSLEY

R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that Ruby Sue G. Duncan

in consideration of Two Thousand Five Hundred and no/100ths Dollars,
(\$2,500.00)
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Sandra C. Lyda, her heirs and assigns forever:

ALL that certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as part of Lot 14 on plat of "Property of Harry H. Palm" made by W. J. Riddle, Surveyor, in May 1946 and recorded in the RMC Office for Greenville County, South Carolina, in Plat Book B, Page 84, being more particularly described as follows:

BEGINNING at the joint front corner of Lots 13 and 14 at the western side of Poplar Drive (aka Brunswick Avenue) and running thence in a southerly direction with Poplar Drive 60 feet to the joint front corner of Lots 14 and 15; thence with the common line of Lots 14 and 15 N 67-15 W. 90 feet to a point; thence in a northeasterly direction 60 feet to a point; thence with the common line of Lots 13 and 14 S. 67-15 E. 82 feet more or less to the point of beginning.

- 235-170-2-2S

DERIVATION: This is the same property conveyed to William Duncan by Judith Lynnette Norwood by deed recorded in the RMC Office for Greenville County in Deed Book 628, Page 55, on June 23, 1959, with the exception of the portion of said property previously conveyed by William Duncan to Sandra C. Lyda by deed recorded in the RMC Office for Greenville County, South Carolina in Deed Book 960, Page 352, on November 14, 1972. Grantor received her interest in said property via the Estate of William Duncan as reflected in the deed recorded in the RMC Office for Greenville County, South Carolina, in Deed Book 1044, Page 182, on October 7, 1976.

This property is conveyed subject to easements, rights-of-way and restrictions of record.

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 who or persons lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s') hand(s) and seal(s) this 31st day of March 19 78

SIGNED, sealed and delivered in the presence of:

Debbie K. Goddard
Timothy H. Farr

Ruby Sue G. Duncan (SEAL)
(Ruby Sue G. Duncan) (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 deed and that (s)he, with other witness subscribed above witnessed the execution thereof.

SWORN to before me this 31st day of March 19 78

Timothy H. Farr (SEAL)
Notary Public for South Carolina
My commission expires: 10-14-86

Debbie K. Goddard
(Debbie K. Goddard)

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

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, 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 19 day of

Notary Public for South Carolina.
My commission expires:

RECORDED this MAR 31 1978 day of at 4:15 P.M., No. 200-15

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