

STATE OF SOUTH CAROLINA } 4 10 PM  
COUNTY OF GREENVILLE } 1978

1003 JAN 28 1978

KNOW ALL MEN BY THESE PRESENTS, that I, RUTH C. SIMINSKI

in consideration of Eighty Thousand and No/100 (\$80,000.00)-----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

CHARLES ROBERT MICHAEL and MARY JO MICHAEL, their heirs and assigns, forever,

ALL that certain piece, parcel or lot of land, with the buildings and improvements thereon, on the northwestern corner of Providence Square and Port Royal Drive, near the City of Greenville, South Carolina, being shown as Lot 45 on plat of Section Two of Pelham Estates, recorded in the RMC Office for Greenville County, S. C. in Plat Book PPP, at Page 119, and more fully described as follows:

BEGINNING at an iron pin on the northwestern corner of Providence Square and Port Royal Drive, and running thence with the western side of Port Royal Drive, N. 13-00 E. 90.8 feet to a point and N. 17-03 E. 59 feet to an iron pin at corner of Lot 44; thence with the line of said lot, N. 73-39 W. 178.29 feet to an iron pin at corner of Lot 34; thence with line of said lot, S. 17-56 W. 185.1 feet to an iron pin on Providence Square; thence with the northern side of said Square, S. 76-48 E. 164.7 feet to an iron pin at corner of Port Royal Drive; thence with the curve of the intersection, the chord of which is N. 58-06 E. 35.3 feet to the beginning corner.

- 202 - 543.7-1-45

This conveyance is subject to all restrictions, setback lines, roadways, easements and rights-of-way, if any, affecting the above described property.

This is the same property conveyed to the Grantor herein by deed of John C. Cothran and Ellis L. Darby, Jr., dated October 27, 1967, and recorded in the RMC Office for Greenville County, S. C. in Deed Book 831, at Page 471, on October 27, 1967.

together with all and singular the rights, members, hereincumbrances 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 14 day of July, 19 78.

SIGNED, sealed and delivered in the presence of:  
\_\_\_\_\_  
RUTH C. SIMINSKI (SEAL)  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
(SEAL)  
(SEAL)  
(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.  
Subscribed before me this 14 day of July 19 78.  
\_\_\_\_\_  
Notary Public for South Carolina  
My commission expires 8/12/80

STATE OF SOUTH CAROLINA }  
COUNTY OF }  
RENUNCIATION OF DOWER  
NOT NECESSARY - 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 or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all singular the premises within mentioned and released.  
GIVEN under my hand and seal this  
19  
day of  
\_\_\_\_\_  
(SEAL)  
Notary Public for South Carolina  
My commission expires \_\_\_\_\_  
RECORDED this 17 day of July 1973  
at 1:10 P.M. 1973

1003

4328 RV 21