

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE  
TITLE TO REAL ESTATE  
KERSLEY

VOL 1030 PAGE 790

KNOW ALL MEN BY THESE PRESENTS, that ROLLAND T. RUDD AND DOLLY M. RUDD

in consideration of FORTY THREE THOUSAND AND NO/100-----(\$43,000.00)-----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 RAYMOND D. PHILLIPS AND PAULINE PHILLIPS, their heirs and assigns, forever:

ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter to be constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, and being known and designated as Lot No. 37 as shown on plat of Oakwood Acres, prepared by J. Mac Richardson, dated September 1959, and recorded in the RMC Office for Greenville County, South Carolina in Plat Book MM at Page 135, and having, according to said plat, the following metes and bounds:

BEGINNING at an iron pin on the southern side of Oakwood Avenue, joint front corner of Lot Nos. 37 and 37 and running thence with the line of Lot No. 36, S. 22-55 E. 175 feet to an iron pin; thence S. 67-05 W. 90 feet to an iron pin at the joint rear corner of Lot Nos. 37 and 38; thence with the line of Lot No. 38, N. 22-55 W. 175 feet to an iron pin on the southern side of Oakwood Avenue; thence with the southern side of said Oakwood Avenue, N. 67-05 E. 90 feet to the point of beginning.

This being the same property conveyed to the Grantors herein by deed of Daniel A. Sanger and Frances Sanger recorded in the RMC Office for Greenville County in Deed Book 1047 at Page 625 on December 9, 1976.

This conveyance is made subject to any and all existing reservations, easements, rights of way, zoning ordinances and restrictions or protective covenants that may appear of record, on the recorded plat(s) or on the premises.

-276- T33-2-137

GRANTEES' MAILING ADDRESS IS: 9 Oakwood Avenue Taylors, South Carolina

STATE OF SOUTH CAROLINA  
DOCUMENTARY TAX COMMISSION  
DOCUMENTARY TAX STAMP  
FEB 12 1979  
\$ 86.00

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) the 6th day of Feb, 1979

SIGNED, sealed and delivered in the presence of:

*Harold R. Davis* (SEAL)  
*Melvin L. Beve* (SEAL)  
*Rolland T. Rudd* (SEAL)  
*Dolly M. Rudd* (SEAL)  
MY COMMISSION EXPIRES JUNE 9, 1980 (SEAL)

GCTO --- 1 FEB 12 79 1136

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 6th day of Feb, 1979  
*Melvin L. Beve* (SEAL)  
Notary Public for South Carolina FLORIDA  
My Commission expires June 9, 1980  
*Harold R. Davis* (SEAL)

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 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 6th day of February, 1979  
*Melvin L. Beve* (SEAL)  
Notary Public for South Carolina FLORIDA  
My commission expires June 9, 1980  
*Dolly M. Rudd*  
Dolly M. Rudd

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RECORDED this FEB 12 1979 day of  
at 3:14 P.M.

SOUTH CAROLINA COUNTY DOCUMENTARY TAX  
GREENVILLE COUNTY  
FEB 12 1979  
\$ 47.30

0790

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