

St. J. Wilson  
Book 50  
STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

NTC

BOOK 4129 PAGE 11

KNOW ALL MEN BY THESE PRESENTS, that We, EUNICE D. HODGENS, Individually and as Executrix of the Estate of Phebe D. McGill, and NANCY MELBA DACUS WILSON & MARY JO DACUS GRANT,

in consideration of THIRTY-THREE THOUSAND AND NO/100 (\$33,000.00) ----- 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 PHILLIP J. HODGENS, His Heirs and Assigns, Forever:

ALL that lot of land with all improvements thereon or hereafter constructed thereon containing one (1) acre more or less in the County of Greenville, State of South Carolina, taken from the southeastern corner of the 10-acre tract conveyed to Charles I. Hodgins by B. F. Hodgins by deed recorded in Deed Book 682, page 390, and being more particularly described as follows:

BEGINNING at an iron pin at the southeastern corner of said 10-acre tract and running thence with the eastern line of said tract N. 1-3/4 E. 210 feet to pin; thence N. 88-1/2 W. 210 feet to pin; thence S. 1-3/4 W. 210 feet to pin; thence S. 88-1/2 E. 210 feet to pin at the beginning corner.

ALSO: An easement over a 15-foot strip of land extending from the southwestern corner of the above described acre to Circle Road in a westerly direction, said strip to be used as a means of ingress and egress.

This is the same property conveyed to Phoebe Dacus McGill on January 6, 1969, recorded in Deed Book 859, page 377, on January 6, 1969. Thereafter, Phebe D. McGill died testate leaving as her sole heirs at law the grantors herein as shown in the Probate Judge's Office for Greenville County in Apartment 1592, File 11.

- 13 - 305 - 508.1 - 1 - 40.1

This conveyance is made subject to any and all existing and recorded easements, rights of way and restrictions affecting said property.

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 3 day of July 19 80

SIGNED, sealed and delivered in the presence of:

*Phyllis E. Johnson*  
*Berardine Kelch*

*Eunice D. Hodgins* (SEAL)  
Individually and as Executrix of the  
Will of Phebe D. McGill (SEAL)  
*Nancy Melba Dacus Wilson* (SEAL)  
*Mary Jo Dacus Grant* (SEAL)

SCTO  
JUL 11 1980  
1445

STATE OF SOUTH CAROLINA  
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 written deed and that (s)he, with the other witness subscribed above, witnessed the execution thereof.

SWORN to before me this 3 day of July 19 80  
*Phyllis E. Johnson* (SEAL)  
Notary Public for South Carolina

My commission expires Aug. 23, 1987

STATE OF SOUTH CAROLINA  
COUNTY OF

NO RENUNCIATION OF DOWER : FEMALE GRANTORS

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 July 19 80

*Phyllis E. Johnson* (SEAL)  
Notary Public for South Carolina.

My commission expires  
RECORDED this 11 day of July 19 80

at 3:36 P.M. 955

GREENVILLE OFFICE SUFFLY CO. INC.

GREENVILLE COUNTY DOCUMENTS TAX  
36.30

4328 RV-2