Nov 13 2 12 PM '80

LAW OFFICES OF LATHAN, FAYSSOUX, SMITH & BARBARE, P.A., GREENVILLE, SOUTH CAROLINA

BONNIE S. TARKERSLEY R.M.C

BOOK 1137 PAGE 245

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TITLE TO REAL ESTATE

KNOW ALL MEN BY THESE PRESENTS, that Maurice B. Henson

in consideration of Twenty thousand and 00/100 ($20,000.00)----------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 James D. Welchel and Margaret W. Welchel, their heirs and assigns forever

All that certain piece, parcel or tract of land with the buildings and improvements thereon, containing approximately .6 acre, more or less, on the west side of the Jordon Road, County of Greenville, State of South Carolina, and having according to a survey by J. Q. Bruce, R.L.S., dated April 25, 1960, the following metes and bounds, to-wit:

Beginning at a nail and cap in the center of Jordon Road, the corner of property now or formerly of Nettie Williams; thence with the line of Williams property, S. 64-50 W. 175 feet to an iron pin; thence S. 31-02 E. 163.7 feet to an iron pin; thence N. 61-00 E. 175 ft. to a nail and cap in the center of said Jordon Road; thence with the center of said road, N. 31-16 W. 151.8 feet to point of beginning. — 10-315-630.3-1-43.1

This conveyance is made subject to all restrictions, setback lines, roadways, zoning ordinances, easements and rights of way appearing on the property and/or of record.

This is the same property conveyed to the grantor by deed of Elaine H. Smith recorded in the RMC Office for Greenville County in Deed Book 1060 at page 349 on July 12, 1977.

The grantees' address is: Route 2, Jordon Road, Greer, SC 29651

STATE OF SOUTH CAROLINA TAX COMMISSION DOCUMENTARY STAMP TAX 40.00

GREENVILLE COUNTY 087705 SOUTH CAROLINA COUNTY DOCUMENTARY TAX 22.00 P.B. 10311 NOV 13 '80

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 12th day of November, 1980

SIGNED, sealed and delivered in the presence of:

Erin D. Palmer
Ronald R. Parker

Maurice B. Henson (SEAL)
Maurice B. Henson
(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.

SWORN to before me this 12th day of November 1980 Erin D. Palmer

Ronald R. Parker (SEAL)
Notary Public for South Carolina.
My commission expires 1/15/85

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 12th day of November 1980

Margaret S. Henson
Margaret S. Henson

Ronald R. Parker (SEAL)
Notary Public for South Carolina.
My commission expires 1/15/85

RECORDED this NOV 13 1980 day of ____ 19__, at 2:12 P.M., No. 14575

SCTC --- 1 NO13 80 430

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