

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE

TITLE TO REAL ESTATE

Grantor's Address - 102 Irene Circle, Greenville SC

KNOW ALL MEN BY THESE PRESENTS, that

Otis F. Spearman, Sr.

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in consideration of Twenty Five Thousand Seven Hundred Fifty and No/100 (\$25,750.00) 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

Clarene Lee Ferguson and Elizabeth Ann Ferguson, their heirs and assigns forever;

ALL that certain piece, parcel or lot of land with the buildings and improvements thereon situate, lying and being on the Eastern side of Irene Circle, near the City of Greenville, in the County of Greenville, State of South Carolina, being shown on plat of Royal Heights, made by Dalton & Neves, Engineers, April 11949, as Lot No. 39, said plat being recorded in the RMC Office for Greenville County, in Plat Book W, at page 25, reference being hereby made to said plat for a more complete description.

13(235) 159-1-48

This conveyance is made subject to any restrictions, easements and rights of way appearing of record and/or on the premises.

This being the same property conveyed to Grantor by deed of Otis F. Spearman, Jr. and Sandra H. Spearman recorded in Deed Book 866 at page 612 on April 28, 1969, RMC Office for Greenville County.



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 7th day of May, 19 81.

SIGNED, sealed and delivered in the presence of:

Janet C. Harris (SEAL)
[Signature] (SEAL)
[Signature] (SEAL)
[Signature] (SEAL)

STATE OF SOUTH CAROLINA } PROBATE
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 7th day of May 19 81, Janet C. Harris (SEAL)
[Signature] (SEAL)
Notary Public for South Carolina
My commission expires 3-27-89

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER
COUNTY OF GREENVILLE }
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 7th day of May 19 81, Mildred E. Spearman (SEAL)
[Signature] (SEAL)
Notary Public for South Carolina
My commission expires 3-27-89
RECORDED this 21 day of May 19 81, at 10:29 A/ M., No. 32110

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