

611 71 Academy, Greenville, SC

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that PEBBLEPART, LTD., a South Carolina Limited Partnership

29601 GREENVILLE
AUG 21 4 51 PM '81
HANKERSLEY R.M.C.

1152 918

in consideration of TWELVE THOUSAND (\$12,000.00) and no/100-----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 SANFORD R. KIRKUS, his heirs and assigns forever:

ALL that certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Lot No. 53 of a subdivision known as PEBBLE CREEK, PHASE IV, SECTION II, as shown on plat thereof prepared by Loudon C. Hoffman Associates, and recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 7C, Page 47, and having, according to said plat, such metes and bounds as appear thereon.

12 (279) 526.3-1-53

This is a portion of the same property conveyed to the Grantor herein by deed of First Federal Savings and Loan Association of Greenville, South Carolina, recorded in the RMC Office for Greenville County, South Carolina, on September 9, 1977, in Deed Book 1064, Page 509.

This property is a portion of a Planned Unit Development as evidenced by Grantor's PUD Application filed on July 25, 1979, in the RMC Office for Greenville County, South Carolina, in Deed Book 1107, Page 652.

Grantor has reserved the right to vary the setback line of each lot shown on aforesaid plat within the minimum setback as shown on said plat. Prior to building on the lot herein conveyed, Grantee should ascertain from Grantor the setback lines specified for this particular lot.

STATE OF SOUTH CAROLINA
DOCUMENTARY STAMP
24.00

GREENVILLE COUNTY
SOUTH CAROLINA COUNTY DOCUMENTARY TAX
AUG 21 '81
13.20

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)' heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(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)' heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor(s)' hand(s) and seal(s) this 17 day of Aug, 19 81

SIGNED, sealed and delivered in the presence of:
PEBBLEPART, LTD., a South Carolina Limited Partnership (SEAL)
By: PEBBLE CREEK DEVELOPMENT CORPORATION, Its General Partner (SEAL)
By: Joe J. Stucker, President (SEAL)
PROBATE

STATE OF TEXAS }
COUNTY OF DALLAS }

Personally appeared the undersigned witness and made oath that (she saw the within named grantor(s) sign, seal and as the grantor(s)' act and deed, deliver the within written deed and that (she, with the other witness subscribed above, witnessed the execution thereof.

SWORN to before me this 17 day of Aug, 19 81
Notary Public for South Carolina TEXAS (SEAL)
My commission expires 12-03-81

STATE OF SOUTH CAROLINA }
COUNTY OF }

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)' 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 _____ day of _____ 19 _____ (SEAL)

Notary Public for South Carolina.
My commission expires _____

RECORDED AUG 21 1981 at _____ 4:51 P.M., No. 18235

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