

427 LEYSWOOD DRIVE GREENVILLE, S.C. 29617

TITLE TO REAL ESTATE prepared by ~~EDD~~ N. McDONALD Attorneys at Law 1155 184

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }
SEP 16 3 42 PM '81
R.M.C. STANKERSLEY

KNOWN ALL MEN BY THESE PRESENTS, that I, MARSHALL M. ROGERS,

in consideration of One Dollar (\$1.00), Love and Affection, ~~XXXX~~

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto LEONA D. ROGERS, her heirs and assigns, forever:

ALL my one-half (1/2) undivided interest in and to:

ALL that certain piece, parcel or lot of land with the buildings and improvements thereon, situate, lying and being on the westerly side of Leyswood Drive, near the City of Greenville, S. C., being known and designated as Lot No. 136 on plat of WADE HAMPTON GARDENS, SECTION III, recorded in the R.M.C. Office for Greenville County, S. C., in Plat Book YY, at Page 179, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the westerly side of Leyswood Drive, joint front corner of Lots Nos. 136 and 137, and running thence along the common line of said Lots, S. 75-00 W. 150 feet to an iron pin, common corner of Lots 133, 134, and 137; thence along the joint rear line of Lots Nos. 134 and 136, N. 8-28 E. 128 feet to an iron pin, joint rear corner of Lots 135 and 136; thence along the common line of said Lots, N. 79-14 E. 114 feet to an iron pin on the westerly side of Leyswood Drive; thence along said Drive, S. 7-20 E. 110 feet to an iron pin at the point of beginning.

12(271) P14-1-1-136

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.

This being the same property conveyed to the Grantor and Grantee by Deed from G. F. Hamby and Geraldine Hamby, dated November 20, 1975, and recorded in the R.M.C. Office for Greenville County, S. C., in Deed Book 1027 at Page 625, on November 24, 1975.

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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns against the grantor(s) and the grantor's(s') heirs, successors and assigns 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 14 day of September, 19 81.

SIGNED, sealed and delivered in the presence of:

Karen D. Rogers
Frank M. DeLoe

Marshall M. Rogers (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 deed and that (s)he, with other witness subscribed above witnessed the execution thereof.

SWORN to before me this 14 day of September, 19 81

Frank M. DeLoe (SEAL)
Notary Public for South Carolina
My commission expires: _____

Karen D. Rogers

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER *Grantee Wife of Grantor*

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, successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this _____ day of _____ 19 _____

Notary Public for South Carolina
My commission expires: _____

RECORDED this SEP 16 1981 day of _____ 19 _____, at 3:42 P. M., No. _____

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