

TITLE NOT EXAMINED

GREENVILLE CO. S.C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

NOV 25 9 51 AM '81
GREENVILLE
R.M.C.

BOOK 1158-700

KNOW ALL MEN BY THESE PRESENTS, that YOSHIKO S. EDWARDS

W. J. Wellby
W. J. Wellby

in consideration of TEN AND 00/100 (\$10.00) Dollars,

Love and affection
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto N. Ann Mignacco, her 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, in the City of Greenville, being known and designated as the greater portion of Lot No. 31 of a subdivision known as Elletson Acres as shown on plat thereof recorded in the R.M.C. Office for Greenville County in Plat Book QQ, at Page 5, and having, according to plat entitled "Revision of Lots 30 and 31, Elletson Acres" prepared by Jones Engineering Services, May 11, 1965, and recorded in the R.M.C. Office for Greenville County in Plat Book III, at Page 139, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeastern edge of Lowndes Avenue, the joint front corner of Lots Nos. 30 and 31, and running thence along the southeastern edge of Lowndes Avenue, following the curvature thereof, the chord being S. 39-42 W. 64 feet to an iron pin; thence continuing along the southeastern edge of Lowndes Avenue, S. 44-57 W. 24.1 feet to an iron pin at the corner of a strip of land which is being conveyed by the grantor herein to Gates; thence along Gate's line, S. 46-26 E. 188 feet to an iron pin; thence continuing along the same course, S. 46-26 E. 15 feet, more or less, to the center of a branch; thence up said branch as the line, a traverse line being N. 28-15 E. 109.6 feet to a point in the center of said branch; thence along a new line through Lot No. 31, N. 49-30 W. 15 feet, more or less, to an iron pin; thence along the same course, N. 49-30 W. 162.9 feet to the beginning corner. This being the same property conveyed to the grantor herein by that certain deed of William F. Edwards dated May 31, 1965, and recorded in the R.M.C. Office for Greenville County in Deed Book 774, at Page 422 on May 31, 1965.

THE above-described lot is located in Section B of Elletson Acres.

(15)-500-193.1-5-26.1

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 24 day of November 19 81

SIGNED, sealed and delivered in the presence of:

Yoshiko S. Edwards (SEAL)

James H. Cassidy
Connie J. Reager

_____(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 24 day of November 19 81

James H. Cassidy (SEAL)
Notary Public for South Carolina.

Connie J. Reager

My commission expires 8-16-84

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(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

Notary Public for South Carolina.

My commission expires

RECORDED NOV 25 1981 day of 19, at 9:51 A. M., No. 12748

0799

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