

Grantee's Address:
56 Regent Drive
Greenville, S. C. 29609
STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

NOV 20 11 56 AM '81
DONNIE S. TANKERSLEY
R.M.C.

BOOK 1158 PAGE 844

KNOW ALL MEN BY THESE PRESENTS, that GARY RANDAL WATKINS AND JENNIFER KAYE WATKINS

in consideration of Fifty-Six Thousand and 00/100 (\$56,000.00) ----- 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

THOMAS H. McMAKIN AND GEORGIANNA P. McMAKIN, their heirs and assigns forever;

ALL those pieces, parcels or lots of land situate, lying and being on the northwest side of Regent Drive, in Paris Mountain Township, near the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lots Nos. 56 and 57 of a subdivision known as Edgefield, and having, in the aggregate, according to a plat of said subdivision, prepared by Piedmont Engineering Service, dated March 1957, revised September 1957, and recorded in the RMC Office for Greenville County, South Carolina, in Plat Book NN, Page 195, the following metes and bounds:

BEGINNING at an iron pin on the northwestern side of Regent Drive at the joint front corner of Lots Nos. 55 and 56 and running thence with the line of Lot No. 55, N. 49-15 W. 213.5 feet to an iron pin; thence S. 42-47 W. 127.6 feet to an iron pin in the rear line of Lot No. 57; thence S. 35-29 W. 72.9 feet to an iron pin at the joint rear corner of Lots Nos. 57 and 58; thence with the line of Lot No. 58, S. 49-15 E. 210.9 feet to an iron pin on the northwestern side of Regent Drive; thence with the northwestern side of Regent Drive, N. 40-45 E. 200 feet to the point of beginning.

THIS conveyance is made subject to "Protective Covenants Applicable to Edgefield" recorded in the RMC Office for Greenville County in Deed Book 576, Page 149; to "Amendment to Protective Covenants Applicable to Edgefield" recorded in the RMC Office for Greenville County, South Carolina in Deed Book 587, Page 178; and to drainage and utility easements, including water lines (if any) shown on the aforesaid plat.

(13) - 312 - 471 - 1 - 10 & 11

Derivation: Deed Book 1125, Page 184 - Wilmer H. Fann and Katherine F. Fann ^{5/5/80}

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 27th day of November 19 81

SIGNED, sealed and delivered in the presence of:

John W. Farnsworth
Marie T. Skelton

Gary Randal Watkins (SEAL)
GARY RANDAL WATKINS

Jennifer Kaye Watkins (SEAL)
JENNIFER KAYE WATKINS (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 27th day of November 19 81

John W. Farnsworth (SEAL)
Notary Public for South Carolina.

Marie T. Skelton

My Commission Expires 1/16/83

STATE OF SOUTH CAROLINA
COUNTY OF

RENUNCIATION OF DOWER NOT APPLICABLE

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 and singular the premises within mentioned and released.

GIVEN under my hand and seal this

day of 19

Notary Public for South Carolina.

RECORDED this day of 19 at M. No.

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