

State of South Carolina
GREENVILLE COUNTY

TITLE TO REAL ESTATE
Know All Men by These Presents:

That Joseph F. O'Neill and Julia C. O'Neill, hereafter referred to as Grantor, in consideration of the sum of Seventy Eight Thousand and No/100 (\$78,000.00) DOLLARS, paid to Grantor by Alan M. Smith and Carole A. Smith, hereafter referred to as Grantee, at and before the sealing of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the said Grantees, their heirs and assigns forever.

ALL that piece, parcel or lot of land situate, lying and being on the southern side of Rosebud Lane in the County of Greenville, State of South Carolina, being shown and designated as Lot No. 127 on a plat entitled "Section 5, Devenger Place" prepared by Dalton & Neves Co., dated February, 1978, and recorded in the R.M.C. Office for Greenville County in Plat Book 6-H at Page 73 and having according to said plat and a more recent plat entitled "Property of Bob Maxwell Builders" prepared by Freeland & Associates, dated December 12, 1978, the following metes and bounds:

BEGINNING at an iron pin on the southern side of Rosebud Lane at the joint front corner of Lots Nos. 127 and 128 and running thence with the line of Lot No. 128 S. 9-08 E. 150 feet to an iron pin; thence S. 80-52 W. 95 feet to an iron pin in the line of Lot No. 126; thence with the line of Lot No. 126 N. 9-08 W. 150 feet to an iron pin on the southern side of Rosebud Lane; thence with the southern side of Rosebud Lane N. 80-52 E. 95 feet to the point of beginning.

The within conveyance is subject to such restrictions, setback lines, zoning ordinances, utility easements and rights of way, if any, as may affect the above described property.

This is the same property conveyed to the Grantors herein by deed of Bob Maxwell Builders, Inc., dated July 7, 1979, and recorded on July 12, 1979, in the Office of the R.M.C. for Greenville County, South Carolina in Deed Book 1106, at Page 546.

STATE OF SOUTH CAROLINA
GREENVILLE COUNTY
DOCUMENTARY
STAMP
DEC 31 '81
11.00

GREENVILLE COUNTY
05179
SOUTH CAROLINA COUNTY DOCUMENTARY TAX
★ RB. DEC 31 '81
85.80

TOGETHER with all and singular the rights, interests, easements and Appurtenances to the said premises belonging, or in anywise incident or appertaining:
TO HAVE AND TO HOLD all and singular the said premises before mentioned unto the Grantee and Grantee's Heirs/Successors and Assigns forever. AND Grantor does hereby bind Grantor and Grantor's Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto Grantee and Grantee's Heirs/Successors and Assigns against Grantor and Grantor's Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the hand and seal of Grantor this 31st day of December, 1981.

Signed, Sealed and Delivered in the Presence of
Sara A. Barfield
Joseph F. O'Neill (Seal)
Julia C. O'Neill (Seal)
Grantor

STATE OF SOUTH CAROLINA,
GREENVILLE COUNTY

Personally appeared before me the undersigned witness and made oath that he saw Grantor sign, seal and as Grantor's act and deed deliver the written deed and that said witness together with the other witness whose name is also above subscribed witnessed the execution of the within deed by Grantor.

Sworn to before me this 31st day of December, 1981.
Sara A. Barfield (Seal)
Notary Public for South Carolina
My Commission expires January 1, 1982 9/23/90

STATE OF SOUTH CAROLINA,
GREENVILLE COUNTY

RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that Mrs. Julia C. O'Neill, wife of the within named Grantor did this day appear before me, and 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 or persons whomsoever, renounce, release, and forever relinquish unto Grantee and Grantee's Heirs/Successors and Assigns, all her interest and estate, and also all her right and claim of Dower of, in or to all and singular the premises above described.

GIVEN under my hand and seal this 31st day of December, 1981.
Sara A. Barfield (Seal)
Notary Public for South Carolina
My Commission expires January 1, 1982 9-23-90
Julia C. O'Neill
Julia C. O'Neill
Recorded this DEC 31 1981 day of _____ 19____, at 11:18 A.M., No. 15139

0314

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