

479 1/2 Acre Cattle
Phillips
STATE OF SOUTH CAROLINA }
COUNTY OF Greenville } S.C.

BOOK 1164 PAGE 99

KNOW ALL MEN BY THESE PRESENTS, that James P. Brockman

SONY... LRSLEY
M.C.

in consideration of Fifteen Thousand & No/100 (\$15,000.00) 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 MARTIN LEE ROBINSON, his heirs and assigns forever:

ALL that piece, parcel or lot of land containing 1.55 Acres, on Phillips Trail Road, according to a plat for Mac E. Snyder and James P. Brockman, prepared by Charles K. Dunn and T. C. Keith, January 8, 1980, and having according to said plat the following metes and bounds to-wit:

BEGINNING approximately 606.08 feet East Northeast from the intersection of Patrol Club Road and Phillips Trail Road, in the middle of said Phillips Trail Road and leaving said Road, S. 39-30 E. 149.22 feet to the center line of a branch; thence with said branch, the chords of which are, N. 61-56 E. 110 feet; thence S. 65-23 E. 230.7 feet to an iron pin; thence leaving said branch, N. 00-29 E. 57.35 feet to a stone; thence N. 05-27 E. 150.2 feet to the center of Phillips Trail Road with a nail and cap; thence N. 89-53 W. 131.6 feet to a nail and cap; thence S. 74-53 W. 116.9 feet to a nail and cap; thence S. 65-44 W. 144.63 feet; thence continuing down the center line of said Road, S. 61-11 W. 57.03 feet to a nail and cap, the beginning corner.

The above property is bounded on the southern side by property presently or formerly of Gaynor and on the east by property presently or formerly of Batson.

12 (311) 463-1-15.1

This conveyance is made subject to all recorded restrictions, easements and rights of way and particular attention is called to branch as real line of said property and to the easement for Phillips Trail Road on the northern end of said property.

This property also being subject to any zoning ordinances applicable to said property.

This being a portion of the same property conveyed by deed from T.W. Miller and E.S. Miller, Individually & As Trustees, unto James P. Brockman, by deed recorded in the R.M.C. Office for Greenville County, S. C. in Deed Volume 1119 at pg. 401, 1/22/80.

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 17th day of March, 1981

SIGNED, sealed and delivered in the presence of:

[Signature]
[Signature]

James P. Brockman (SEAL)

STATE OF SOUTH CAROLINA }
COUNTY OF Greenville }
DOCUMENTARY STAMP \$ 30.00

STATE OF SOUTH CAROLINA }
COUNTY OF Greenville }

Personally appeared the undersigned, who is named above, with the other witness subscribed

SWORN to before me this 17th day of March, 1981
[Signature] (SEAL)
Notary Public for South Carolina.

My commission expires 8/23/89

RENUNCIATION OF DOWER

STATE OF SOUTH CAROLINA }
COUNTY OF Greenville }

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 17th day of March, 1981
[Signature] (SEAL)
Notary Public for South Carolina.

My commission expires 5/29/89

RECORDED this MAR 19 1982 at 11:00 A.M.

Mrs. Jean T. Brockman
Mrs. Jean T. Brockman
SOUTH CAROLINA COUNTY DOCUMENTARY TAX \$ 16.50

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