

320 W. Fernwood Rd., Simpsonville, SC 29681

TITLE TO REAL ESTATE—Offices of Riley and Riley, Greenville, S. C.

VOL 1168 PAGE 331

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

FILED  
MAY 5 10 57 AM '82  
S. C.

KNOW ALL MEN BY THESE PRESENTS, that FANNIE MAE RICHARDSON

in consideration of FIVE DOLLARS (\$5.00) LOVE AND AFFECTION

SEEK

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto JOHN A. RICHARDSON, his heirs and assigns forever:

ALL that certain piece, parcel or lot of land being known and designated as Lot No. 79, Section 2, of Subdivision known as POINSETTIA, said Sub-division being situated within the corporate limits of the Town of Simpsonville, plat of said Subdivision being recorded in the RMC Office for Greenville County in Plat Book BBB at Page 199.

A more particular description of said above numbered lot may be had by reference to said plat. This being the same property conveyed to the Grantor herein by deed of Poinsett Realty Company dated July 1, 1966, recorded in the RMC Office for Greenville County, S.C. on July 1, 1966 in Deed Book 801 at page 327.

18 (899) 312 -1-10 & 11

ALSO: ALL MY RIGHT, TITLE AND INTEREST IN AND TO: ALL that certain piece, parcel or lot of land being known and designated as Lot No. 78, Fernwood Road, Section 2 of Subdivision known as POINSETTIA, said Sub-division being situated within the corporate limits of the Town of Simpsonville, plat of said Subdivision being recorded in the RMC Office for Greenville County, S.C. in Plat Book BBB at Page 199. A more particular description of said above numbered lot may be had by reference to said plat. The above numbered lot was conveyed to the Grantor herein by deed of Poinsett Realty Company dated June 6, 1968, recorded in the RMC Office for Greenville County, S.C. on July 2, 1968 in Deed Book 847 at page 616.

This conveyance is made subject to the restrictive and protective covenants affecting Section 2 of Subdivision known as POINSETTIA, said restrictive and protective covenants being recorded in the RMC Office for Greenville County in Deed Volume 800 at page 617. This conveyance is made subject to any restrictive covenants, building setback lines, rights-of way and easements which may affect the above described property.

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 4 day of

May, 1982!  
Fannie Mae E. Richardson

(SIGNED, sealed and delivered in the presence of:

*Manaf Gulger*  
*Lenora I Boyd*

Fannie Mae E. Richardson (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 4 day of May, 1982

*Manaf Gulger*

(SEAL) *Lenora I Boyd*

Notary Public for South Carolina  
My commission expires: 11/17/87

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

NO RENUNCIATION OF DOWER

Grantor a Woman

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 197

Notary Public for South Carolina.  
My commission expires

RECORDED this MAY 5 1982

19 at 10:57 A. M. No. 291

1039

4328 RV-2