

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

VOL 1169 PAGE 145
GRANTEE'S ADDRESS:
P.O. Box 441, Greenville, S.C.
29606

KNOW ALL MEN BY THESE PRESENTS, that MARGARET C. RICHARD, formerly Margaret C. Hudgins

in consideration of FOURTEEN THOUSAND AND 00/100-----(\$14,000.00)-----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 FURMAN COOPER BUILDERS, INC., Its successors and assigns forever:

ALL those certain pieces, parcels or lots of land situate, lying and being in the State of South Carolina, County of Greenville, in Chick Springs Township, shown and designated as lots 36 and 38 on plat of Pine Brook Development, prepared by W. N. Willis, Engineers, March 27, 1951, recorded in the RMC Office for Greenville County in Plat Book Z at page 148 and more recently shown and designated as part lot 38 and part lots 36 and 27, on plat prepared by James R. Freeland, RLS, dated April 30, 1982, said plat showing more recent property lines drawn, and having, according to the more recent plat, the following metes and bounds, to-wit:

12 (271) P 15.11-4-15, 16

AS TO PART LOT 38:

BEGINNING at an iron pin on the southerly side of Bridges Avenue, joint front corner of lots 40 and part lot 38 and running thence S. 16-56 E., 125.0 feet to an iron pin; thence turning and running in a new line, S. 63-58 W., 75.96 feet to an iron pin at the joint rear corner of part lot 38 and part lots 36 and 27; thence turning and running along the common line of said lots, N. 16-56 W., 137.06 feet to an iron pin on the southerly side of Bridges Avenue; thence turning and running with said Bridges Avenue, N. 73-06 E., 75.0 feet to an iron pin, being the point and place of beginning.

AS TO PART LOTS 36 and 27:

BEGINNING at an iron pin on the southerly side of Bridges Avenue, joint front corner of lots (part) 38 and part lots 36 and 27 and running along the common line of said lots, S. 16-56 E., 137.06 feet to an iron pin; thence turning and running in a new line, S. 63-58 W., 88.12 feet to an iron pin; thence turning and running N. 33-06 W., 61.0 feet to an iron pin; thence along Elaine Street, N. 14-23 W., 92.56 feet to an iron pin on the southerly side of Bridges Avenue; thence running with said Bridges Avenue, N. 73-06 E., 99.88 feet to an iron pin, being the point and place of beginning.

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or pertaining, to have and to hold all and singular the premises before mentioned unto the grantee(s), and the grantee(s)' heirs or successors and assigns, forever. And the grantor(s) do(es) hereby bind the grantor(s) and the grantor(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)' heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor(s)' hand(s) and seal(s) this 22nd day of June 19 82.

SIGNED, sealed and delivered in the presence of:

Michael Spivey
Barbara M. Spivey

Margaret C. Richard (SEAL)
MARGARET C. RICHARD
formerly: Margaret C. Hudgins (SEAL)
Margaret C. Hudgins (SEAL)
MARGARET C. HUDGINS (SEAL)

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PROBATE

Personally appeared the undersigned witness and made oath that (she) saw the within named grantor(s) sign, seal and as the grantor(s)' act and deed, deliver the within written deed and that (she), with the other witness subscribed above, witnessed the execution thereof.

SWORN to before me this 22nd day of June 19 82.

Michael Spivey (SEAL)
Notary Public for South Carolina

My commission expires 1/24/83

NO RENUNCIATION OF DOWER (FEMALE GRANTOR)

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(s) 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/he freely, voluntarily, and without any compulsion, dread or fear of any person whomsoever, renounced her/his interest in the above premises, and the grantee(s)' heirs or successors and assigns, all her interest and estate, and all her/his interest in favor 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

(CONTINUED ON NEXT PAGE)

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