

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

Grantee's Add:
1425 Opelika Rd., Lot 111
Auburn, AL 36830

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KNOW ALL MEN BY THESE PRESENTS that WILLIAM R. SENIELL and PEGGY D. SENIELL

FILED
JAN 31 1983
R.M.C.
TANKERSLEY

in consideration of Exchange of real property valued at \$20,000.00----- 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 SIEPEHN B. FRANKS and SHERON DIANNE FRANKS, their heirs and assigns, forever:

ALL that certain piece, parcel, or lot of land, together with the improvements thereon, located in the County of Greenville, State of South Carolina, known and designated as Lot. No. 33 as shown on a plat of New Hope Subdivision, recorded in Plat Book A, Page 307, of the RMC Office for Greenville County, State of South Carolina, said lot having a frontage of 60 feet on the north side of Fortner Street, a parallel depth of 150 feet and a rear width of 60 feet.

This conveyance is subject to all restrictions, zoning ordinances, setback lines, roads or passageways, easements and rights of way, if any, affecting the above described property.

14 (225) 135-3-18

This is the same property conveyed to the Grantors herein by deed of Mamie L. Kittrell, dated June 24, 1977, and recorded in the RMC Office for Greenville County on July 12, 1977, in Deed Book 1060 at Page 441.

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 31st day of January 19 83.

SIGNED, sealed and delivered in the presence of:

Rebecca D. Philpott
Rebecca D. Philpott

William R. Seniell (SEAL)
WILLIAM R. SENIELL
Peggy D. Seniell (SEAL)
PEGGY D. SENIELL (SEAL)

STATE OF SOUTH CAROLINA
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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)'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 31st day of January 19 83.

Rebecca D. Philpott (SEAL)
Notary Public for South Carolina

Rebecca D. Philpott

My commission expires 11/21/90

STATE OF SOUTH CAROLINA
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RENUNCIATION OF DOWER

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 (she) does freely, voluntarily, and without any compulsion, dread or fear of any person who so ever, her interest, release and forever relinquish unto the grantor(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 31st day of January 19 83.

Rebecca D. Philpott (SEAL)
Notary Public for South Carolina

Peggy D. Seniell
PEGGY D. SENIELL

My commission expires 11/21/90

RECORDED this 31st day of January, 1983, at M. No. 15000
at 4:16 P.M.

0631

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