

TITLE TO REAL ESTATE - Love, Horne, Arnold & Thomason, 410 E. Washington St., Greenville, SC 1136-235

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

Grantee(s) Mailing Address:
220 Claxton Drive
Greenville, SC

GREENVILLE, SC
FILED
APR 12 10 50 AM '83
DONNIE S. HENSLEY

KNOW ALL MEN BY THESE PRESENTS, that CAMERON E. SMITH AND JOAN B. SMITH

In consideration of Sixty thousand and no/100ths ----- (\$60,000.00) ----- 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 PEGGY L. HICKS, her heirs and assigns forever

ALL that certain piece, parcel or lot of land, with all improvements thereon, situate, lying and being in the County of Greenville, State of South Carolina, being known and designated as Lot No. 31 on Plat of Farmington Acres recorded in Plat Book RR at pages 106 and 107 and being described more particularly according to plat of Cameron E. Smith and Joan B. Smith dated October 13, 1981, prepared by Carolina Surveying Company, recorded in Plat Book 8W at page 76, to wit:

1-152
15-300-013.2

BEGINNING at an iron pin on the northeastern side of Claxton Drive at the joint front corner of Lots 30 and 31 and running thence along the northeastern side of said Drive N 32-46 W, 75 feet to an iron pin; thence N 10-00 E, 36.5 feet to an iron pin; thence N 52-45 E, 164 feet to a point in the center of a creek; thence along the center of said creek as the line, the traverse of which is S 33-08 E, 114.6 feet to a point in the center of said creek at the joint rear corner of Lots 30 and 31; thence along the common line of said Lots, S 57-14 W, 183 feet to an iron pin at the joint front corner of said Lots on the northeastern side of Claxton Drive, the point of beginning.

DERIVATION: Deed of Lloyd D. Hinton and Brenda B. Hinton recorded November 23, 1981 in Deed Book 1158 at page 679.

This conveyance is subject to any and all existing reservations, easements, rights of way, zoning ordinances and restrictions or protective covenants that may appear of record or on the premises.

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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns against the grantor(s) and the grantor's(s') heirs, successors and assigns 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 8th day of April 19 83

SIGNED, sealed and delivered in the presence of:

S. May Walsh (SEAL)
Betty C. Dennis (SEAL)
Cameron E. Smith (SEAL)
Joan B. Smith (SEAL)

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

PROBATE

STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY
STAMP
TAX 120.00

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

SWORN to before me this 8th day of April 19 83

S. May Walsh (SEAL)
Notary Public for South Carolina
My commission expires: 6-15-89
Betty C. Dennis

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

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 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, 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 8th day of April 19 83

S. May Walsh (SEAL)
Notary Public for South Carolina
My commission expires: 6-15-89
Joan B. Smith

RECORDED this _____ day of _____ 19____

(CONTINUED ON NEXT PAGE)

GREENVILLE COUNTY
102727
SOUTH CAROLINA COUNTY DOCUMENTARY TAX
APR 12 83
68.00

0.23

4328-72