

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

707 McSWAIN DR  
GREENVILLE, S.C.

FILED VOL 1186 PAGE 307  
GREENVILLE CO S.C.  
APR 13 2 27 PM '83  
DONNIE S. TAYLOR  
R.M.E.

KNOW ALL MEN BY THESE PRESENTS, that Winston S. Florence

In consideration of Ten and no/100's (\$10.00)----- Dollars,  
Love and Affection  
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell  
and release unto Jan P. Florence, her heirs and assigns forever;

ALL that certain piece, parcel or lot of land, together with improvements thereon, situate, lying and being at the southwestern corner of the intersection of Shadydale Court with McSwain Drive, in the County of Greenville, State of South Carolina, being shown and designated as Lot No. 51 on Plat of McSwain Gardens Subdivision made by C. O. Riddle, Surveyor, dated July, 1954, and recorded in the RMC Office for Greenville County in Plat Book GG at Page 75 and according to said plat, has the following metes and bounds, to-wit:

BEGINNING at a point on the southern side of Shadydale Court at the joint corner of Lots Nos. 51 and 52 and running thence with the joint line of said lots S. 3-02 E., 218.3 feet to a point; thence N. 80-30 E., 198.9 feet to a point on the western side of McSwain Drive; running thence N. 30-03 W., 91.5 feet to a point; thence N. 24-48 W., 70 feet to a point; thence N. 53-27 W., 56.8 feet to a point on Shadydale Court; running thence N. 84-34 W., 87 feet to the point and place of beginning.

This conveyance is made subject to those certain easements, conditions, covenants, restrictions and rights-of-way which are a matter of public record and/or actually existing upon the ground affecting the above described property.

This is the same property conveyed to the Grantor and Kathy W. Florence by Frederick E. Garrick and Carol C. Garrick dated September 12th, 1980, and recorded on September 12th, 1980, in Deed Book 1133 at Page 184. Kathy W. Florence conveyed all of her interest in the above property to the Grantor by Deed dated January 6th, 1982, and recorded on January 8th, 1982, in Deed Book 1160 at Page 851.

(12) -271-277.2-4-6

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 13 day of April 1983

SIGNED, sealed and delivered in the presence of:

*Jan C. DeLoe*  
*Mary D. Taylor*

*Winston S. Florence* (SEAL)  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
(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 13th day of April 1983

*Mary D. Taylor* (SEAL)  
Notary Public for South Carolina  
My commission expires 9-10-90

*Jan C. DeLoe*  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
(SEAL)

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 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  
day of 19

Notary Public for South Carolina.  
My commission expires

RECORDED APR 13 1983 at 2:27 P. M., No. 26568

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