

GRANTEE'S ADDRESS:

308 Jones Avenue
Greer, S.C. 29651

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE S.C.
JUN 15 1983
JUNIOR R.M.C.

VOL 1200 PAGE 292

KNOW ALL MEN BY THESE PRESENTS, that we, DONNA O. SMITH and CLAUDE F. PHILLIPS, JR.

in consideration of One (\$1.00) Dollar, and the love and affection we have ~~DONNA~~
for our mother,
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell
and release unto VIRGINIA MAE PHILLIPS POOLE, her heirs and assigns forever:

ALL of our right, title and interest in and to all that certain piece, parcel
or lot of land situate, lying and being in Chick Springs Township, said State
and County, School District 265, about one mile west of the City of Greer, on
the north side of Jones Avenue, being bounded, now or formerly, by the Robert
Jones Estate, east and south by Victor Monaghan Company, and having the follow-
ing courses and distances, to-wit:

BEGINNING on a stake in a gully, Robert Jones Estate corner, and running
thence with the line of said Estate N. 23-00 E. 7.28 chains to a Maple 3x on
a branch; thence down the branch S. 61-45 E. 5.26 chains to a stake and pin
in said branch; thence S. 29-15 W. 8.04 chains to an iron pin on line of
Robert Jones Estate; thence with said line N. 50-30 W. 4.44 chains to the
point of beginning, containing 3.66 acres, more or less.

This being the same property conveyed to C. F. Phillips by deed dated March
16, 1956, and recorded June 26, 1956, in the RMC Office for Greenville County,
S.C., in Deed Book 555 at Page 494. Reference is craved to the records of the
Probate Court for Greenville County, S.C., Apartment 765, File 18, for the
Estate of the late Claude Forrest Phillips.

This conveyance is made subject to any and all existing reservations, ease-
ments, rights of way, zoning ordinances and restrictions or protective cove-
nants that may appear of record, on the recorded plat(s) or on the premises.

11(286) G6-1-9

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or ap-
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 per-
son whomsoever lawfully claiming or to claim the same or any part thereof.
WITNESS the grantor(s)' hand(s) and seal(s) this 28th day of July, 1983.

SIGNED, sealed and delivered in the presence of:

Olivia B. Norris
Edna K. Vaughn

Donna O. Smith (SEAL)
DONNA O. SMITH (SEAL)
Claude F. Phillips Jr. (SEAL)
CLAUDE F. PHILLIPS JR. (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)' 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 28th day of July, 1983.

Edna K. Vaughn (SEAL)
Notary Public for South Carolina.

Olivia B. Norris

My commission expires 5/24/93

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 whomso-
ever, renounce, release and forever relinquish unto the grantee(s) and the grantee(s)' heirs or successors and assigns, all her interest and es-
tate, 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
28th day of July 1983.

Olivia B. Norris (SEAL)
Notary Public for South Carolina.

Claude F. Phillips Jr.

My commission expires 12/7/92

4.00 CT
NOV 11 1983

RECORDED this day of NOV 11 1983 at 9:05 A.M., No.

15456