

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
OFFICE OF THE CLERK
JUN 15 1984

KNOW ALL MEN BY THESE PRESENTS, that I, HILDA L. ANDERSON,

in consideration of \$5.00 love and affection 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 RHONDA FAITH CAPPS, Her Heirs and Assigns, Forever:

ALL that certain piece, parcel or lot of land with all improvements thereon situate, lying and being in the State of South Carolina, County of Greenville, in Greenville Township, on the southern side of Monaghan Avenue, near the City of Greenville, being known and designated as Lot No. 44 on plat recorded in RMC Office for Greenville County in Plat Book M, page 39, and having according to said plat the following metes and bounds, to wit:

BEGINNING at iron pin on southern side of Monaghan Avenue, joint front corner Lots 44 & 45, and running thence along southern side of Monaghan Avenue S. 53-05 E. 109 feet to iron pin at corner of property of City View School; thence along line of property of City View School S. 29-29 W. 187.8 feet to iron pin at rear corner of Lot 43; thence along rear line of Lot 43 N. 72-23 W. 176 feet to iron pin at joint rear corner Lots 42, 43, 44 & 45; thence along common line of Lots 44 & 45, N. 44-40 E. 246.7 feet to iron pin on south side of Monaghan Avenue, beginning corner.

This being same property conveyed to Grantor herein by deed of Donald E. Johnson, Administrator of Veterans Affairs, recorded August 6, 1973, in Deed Book 981, page 17.

This conveyance is made subject to any and all existing and recorded easements, rights of way and restrictions affecting said property.

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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 25 day of Jan. 19 84

SIGNED, sealed and delivered in the presence of:

Hilda L. Anderson (SEAL)
Jane N. Richardson (SEAL)
Julius E. John (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 25 day of Jan 19 84

Julius E. John (SEAL) Jane N. Richardson

Notary Public for South Carolina.
My commission expires Aug. 23, 1987

STATE OF SOUTH CAROLINA } NO RENUNCIATION OF DOWER : FEMALE GRANTOR
COUNTY OF

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 _____ (SEAL)

Notary Public for South Carolina.

My commission expires _____ at 12:30 P/M 23015

RECORDED this _____ day of _____ 1984 M., No. 4-0000

JAN. 25 1984

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