

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
VOL 1205 PAGE 68

KNOW ALL MEN BY THESE PRESENTS, that MR. & MRS. RHONDA FAITH CAPPS,

in consideration of TWENTY-SIX THOUSAND FIVE HUNDRED & NO/100 (\$26,500.00) 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 CITY VIEW FIRST BAPTIST CHURCH, Its Successors or Assigns:

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 Hilda L/ Anderson recorded January 25, 1984, in Deed Book 1205, page 98.

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

13(235) 134-7-2

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
DOCUMENTARY TAX
FEBRUARY 8 1984
\$ 53.00

GREENVILLE COUNTY
109428
SOUTH CAROLINA COUNTY DOCUMENTARY TAX
★ FEB-8'84
P.B. 13811
29.15

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 8 day of Feb., 1984

SIGNED, sealed and delivered in the presence of:

Jane W. Richardson
Robert E. John

Rhonda Faith Capps (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 8 day of February 1984

Robert E. John (SEAL)
Notary Public for South Carolina

Jane W. Richardson

My commission expires Aug. 23, 1987

STATE OF SOUTH CAROLINA
COUNTY OF

NO RENUNCIATION OF DOWER : FEMALE GRANTOR

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 _____

RECORDED this day of FEB 9 1984, at 8:38 A/ M., No. 21518

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