

STATE OF SOUTH CAROLINA

VOL 1211 PAGE 682

COUNTY OF GREENVILLE

GREENVILLE, S.C.

KNOW ALL MEN BY THESE PRESENTS, that JOHN R. PHILLIPS and RONDA J. SEGEE

MAY 2 8 44 AM '84

in consideration of

Twenty-six Thousand Five Hundred and 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 EDWARD H. RICH, his heirs and assigns forever:

ALL that certain piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, on the southern side of Lenore Avenue and being known and designated as Lot No. 144 on plat of Map No. 4 Sans Souci Heights Subdivision recorded in the RMC Office for Greenville County in Plat Book Y at Page 145 and having such metes and bounds as shown thereon, reference to said plat being made for a more complete description.

BEGINNING at an iron pin on the southern side of Lenora Avenue, joint front corner of Lots 144 and 145, and running thence S. 22-49 E., 158.2 feet to an iron pin; thence N. 68-54 E., 70 feet to an iron pin; thence N. 22-49 W., 160.4 feet to an iron pin on the southerly side of Lenora Avenue at the joint front corner of Lots 143 and 144; thence running along the southerly side of Lenora Avenue S. 67-11 W., 70 feet to an iron pin the point of beginning. 12-235-439-11-7

THIS being the same property conveyed to the Grantors herein by deed of B. E. Wilson and Marie H. Wilson dated March 14, 1980 and recorded in the RMC Office for Greenville County in Deed Book 1122 at Page 298 on March 18, 1980.

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, on the recorded plat(s) 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 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 1st day of May, 1984

SIGNED, sealed and delivered in the presence of:

Signatures of Ronda J. Phillips, John R. Phillips, and two witnesses, each with a (SEAL) mark.

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 1st day of May, 1984

Notary Public for South Carolina. Signature of Notary Public.

My commission expires 5-14-85

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 1st day of May, 1984

Notary Public for South Carolina. Signature of Notary Public.

My commission expires 5-14-85

RECORDED this day of 19 at M. No.