

415 Willow Springs Dr
Greenville S.C. 29607

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

Vol. 1226-661

KNOW ALL MEN BY THESE PRESENTS, that Mary S. Bennington

in consideration of FORTY-FIVE THOUSAND FIVE HUNDRED AND NO/100----- 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

Roger H. Smith and Paula R. Smith, their heirs and assigns forever:

ALL that lot of land with the buildings and improvements thereon, situate on the South side of Willow Springs Drive in the City of Greenville, in Greenville County, South Carolina, being shown as Lot No. 35, on plat of Pleasant View, made by C.C. Jones, Engineer, February, 1954, recorded in the RMC Office for Greenville County, S.C., in Plat Book "MM", Page 53, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the South side of Willow Springs Drive at the joint front corner of Lots 35 and 36, and running thence along the line of Lot 36, S. 12-34 E., 229 feet to an iron pin; thence S. 31-28 W., 72.6 feet to an iron pin; thence N. 57-53 W., 105 feet to an iron pin; thence along the line of Lot 34, N. 1-45 E., 223.5 feet to an iron pin on the South side of Willow Springs Drive; thence along the curve of Willow Springs Drive (the chord being N. 84-51 E., 70 feet) to the beginning corner.

-15-500-266-1-4.20

This being the same property conveyed to Elmer D. Bennington by deed of David L. Hughes recorded in Deed Book 566 at Page 187 on November 28, 1956.

This conveyance is made subject to any restrictions, zoning ordinances, rights-of-way, easements that may appear of record on the recorded plat or on the premises.

Reference is hereby made to Probate File filed in the Office of the Probate Court for Greenville County, S.C. in Apt. 1468 File 7 of estate of Elmer D. Bennington by the above described property was devised to the grantor herein.

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 who ever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor(s)'s hand(s) and seal(s) this 16 day of November 1984

SIGNED, sealed and delivered in the presence of

Mary S. Bennington (SEAL)
Mary S. Bennington

Laura J. Sloan (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 16 day of November 1984

Laura J. Sloan (SEAL)
Notary Public for South Carolina

My commission expires 3/28/89

STATE OF SOUTH CAROLINA
COUNTY OF

RENUNCIATION OF DOWER

NOT NECESSARY

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the within named wife(s) 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, duress or fear of any person whatsoever, relinquish unto the grantor(s) and the grantor(s)'s heirs or successors and assigns, all her interest and estate, and all benefits and claim of dower, 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 (SEAL)

My commission expires

RECORDED ON day of 19

(SEE REVERSE SIDE OF THIS PAGE)

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