

TITLE TO REAL ESTATE - Foster & Richardson, Attorneys at Law, Greenville, S. C.

GRANTEE: PATRICIA F. SMALLMAN  
P.O. Box 1293  
Greenville, S.C.

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

29602

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KNOW ALL MEN BY THESE PRESENTS, that I, Everette B. Mauney

in consideration of -----Twenty Four Thousand and No/100 (\$24,000.00)----- 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 Patricia F. Smallman, her heirs and assigns, forever;

All those pieces, parcels or lots of land in Greenville Township, Greenville County, State of South Carolina, in Ward One of the City of Greenville, and described as follows:

1. Lot fronting fifty-one (51) feet on West Street, now Hampton Avenue, and extending to the rear about 114 feet to a fence on the line of two lots belonging to King and Irvine (now or formerly), and on the East bounded by Lot of D. B. Traxler (now or formerly), and on the West by Lot of John King (now or formerly), containing 5,900 feet, more or less, being the same property conveyed to B. R. Willeford by John C. Gresham by deed dated January 16, 1920, recorded in Deed Book 48, Page 211.
2. Lot beginning on Hampton Avenue, on line and corner between the lot known as the Tucker place and lot of John C. Gresham (now or formerly), thence along said line to Pine Street; thence along Pine Street 8 feet, more or less; thence by line parallel with said side or division line and 8 feet from same to cross fence on lot of B. R. Willeford (now or formerly), being 97 feet from Hampton Avenue; thence by line 97 feet, more or less, to point on Hampton Avenue; 4 feet from beginning corner; thence along said Hampton Avenue, 4 feet to the beginning corner; being the same conveyed to B. R. Willeford by John C. Gresham by deed dated January 16, 1920, recorded in Deed Book 63, Page 221.

This conveyance is made subject to all restrictions, setback lines, roadways, zoning ordinances, easements and rights-of-way, if any, affecting the above-described property.

This is the same property conveyed to the Grantor herein by deed of J. L. Mauney and Audrey A. Mauney recorded in the REC Office for Greenville County, South Carolina in Deed Book 576, Page 157, on May 3, 1957.

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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 assigns against the grantor(s) and the grantor'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 27th day of April 1979

SIGNED, sealed and delivered in the presence of

Everette B. Mauney (SEAL)  
EVERETT B. MAUNEY

Dana C. Utchelt III  
Frances R. Leitke

STATE OF SOUTH CAROLINA  
SOUTH CAROLINA TAX COMMISSION  
DOCUMENTARY  
STAMP TAX  
48.00

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 27th day of April 1979

Dana C. Utchelt III (SEAL)

Frances R. Leitke

Notary Public for South Carolina  
My commission expires: 4/11/88

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 and singular the premises within mentioned and released.

GIVEN under my hand and seal this

27th day of April 1979  
Dana C. Utchelt III (SEAL)

Dean B. Mauney  
Dean B. Mauney

Notary Public for South Carolina  
My commission expires: 4/11/88

RECORDED this \_\_\_\_\_ day of \_\_\_\_\_ 19\_\_\_\_  
RECORDED APR 27 1979 31074  
at 2:54 P.M.

GREENVILLE COUNTY  
RECORDED  
26.40

0.358

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