

TITLE TO REAL ESTATE - INDIVIDUAL FORM - Dillard, Mitchell & Ariail, P.A., Greenville, S.C.

310 West Street
Greenville, S.C. 29609

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S.C.
AUG 21 1 53 PM '79

VOL 1109 PAGE 811

KNOW ALL MEN BY THESE PRESENTS, that MAX M. RICE

in consideration of Fourteen Thousand Four Hundred and no/100ths (\$14,400.00) --- 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 EVAN A. POWELL, his heirs and assigns, forever:

ALL that piece, parcel or tract of land, with all buildings and improvements now or hereafter constructed thereon, containing 8 acres, more or less, situate, lying and being on the western side of Chestnut Mountain Road, near South Carolina Highway No. 11, north of Tigerville, in Saluda Township, Greenville County, South Carolina, being shown as 8 acres on a plat COMPILED FOR EVAN A. POWELL-Lot F-MORNINGDALE STUDIOS, made by Carolina Surveying Company, dated June 19, 1978, revised December 14, 1978, recorded in the RMC Office for Greenville County, S. C., in Plat Book 7-A, page 17, said property being bounded on the north and east by Chestnut Mountain Road and property of Max M. Rice and on the west by property of Max M. Rice and on the south by a 2.22 acres tract to be conveyed to Evan A. Powell by Max M. Rice.

- 4 - 355 - 657.2 - 1 - 10.3
out of 657.2 - 1 - 10.1

The above property is a portion of the same conveyed to Max M. Rice by deed of Rice Corporation, recorded May 3, 1974 in Deed Book 998, page 267 in the RMC Office for Greenville County, S. C., and is hereby conveyed subject to all rights of way, easements, conditions, public roads and restrictive covenants appearing of public record and actually existing on the ground affecting said property.

The Grantee agrees to pay Greenville County property taxes for the tax year 1979 and subsequent years.

STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY
STAMP
TAX
25.00

GREENVILLE COUNTY

077530

SOUTH CAROLINA COUNTY DOCUMENTARY TAX
AUG 21 '79
15.95

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 17th day of August 1979

Signed, sealed and delivered in the presence of:
Constance H. McBride

Max M. Rice (SEAL)

John M. Dillard (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 17th day of August 19 79

Constance H. McBride (SEAL)

John M. Dillard

Notary Public for South Carolina
My commission expires: 5/22/83

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

17th day of August 19 79

Constance H. McBride (SEAL)

Max M. Rice

Notary Public for South Carolina
My commission expires: 5/22/83

RECORDED this AUG 21 1979

19 at M., No. 6153

at 1:53 P.M.

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