

302 Manassas Drive, Simpsonville, SC 29681

FILED
GREENVILLE CO. S.C.
FEB 26 12 30 PM '83
DONNIE S. TAINNESLEY
R.M.C.

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TITLE TO REAL ESTATE—Offices of Riley and Riley, Greenville, S.C.
STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that ROBERT E. BARR and AILEEN C. BARR

in consideration of ---SIXTY-THREE THOUSAND FIVE HUNDRED & NO/100 (\$63,500.00)----- 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 EUGENE H. WARNER and MAUREEN L. WARNER, their 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 being shown and designated as Lot 163, on a plat of POWDERHORN, Section 3, recorded in the RMC Office for Greenville County in Plat Book 7C, Page 4, and having, according to a recent plat of property of Eugene H. Warner and Maureen L. Warner, prepared by R. B. Bruce, R.L.S., dated February 24, 1983, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southerly side of Manassas Drive, at the joint front corner of Lots 162 and 163 and running thence with the southerly side of Manassas Drive N. 79-28 E. 80.0 feet to an old iron pin at the joint front corner of Lots 163 and 164; thence with the joint line of said lots S. 10-32 E. 118.7 feet to an iron pin; thence S. 81-32 W. 80.05 feet to an iron pin at the joint rear corner of Lots 162 and 163; thence with the joint line of said lots N. 10-32 W. 115.8 feet to the beginning corner.

18 (899) 323-1-150

This being the same property conveyed to the Grantors herein by deed of American Service Corporation of South Carolina dated February 12, 1981, recorded February 12, 1981 in Deed Volume 1142 at page 624.

This conveyance is made subject to the restrictive and protective covenants affecting POWDERHORN, Section 3, recorded in the RMC Office for Greenville County in Deed Volume 1105 at page 630.

This conveyance is made subject to any restrictive covenants, building set-back lines, rights-of-way and easements which may affect the above described property.

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 24th day of February 1983
SIGNED, sealed and delivered in the presence of:
Robert E. Barr (SEAL)
Aileen C. Barr (SEAL)
Betty R. De Courson (SEAL)

STATE OF SOUTH CAROLINA } PROBATE
COUNTY OF GREENVILLE }
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.
Signed to before me this 24th day of February 1983
Betty R. De Courson (SEAL)
Notary Public for South Carolina
My commission expires: 7/29/90

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER
COUNTY OF GREENVILLE }
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 24th day of February 1983
Aileen C. Barr (SEAL)
Notary Public for South Carolina
My commission expires: 7/29/90

RECORDED this _____ day of _____ 19____ at _____ M., No. _____

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