

206 Plantation Drive, Simpsonville, S.C.

FILED

VOL 1185 PAGE 639

TITLE TO REAL ESTATE - Prepared by *Wayne D. Van Alstyne*, Mauldin & Allison, Attorneys at Law

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

CONNIE S. TAMMERSLEY
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that *Wayne D. Van Alstyne and Jane E. Van Alstyne*

in consideration of One hundred and ten thousand and no/100 (\$110,000.00)----- Dollars,

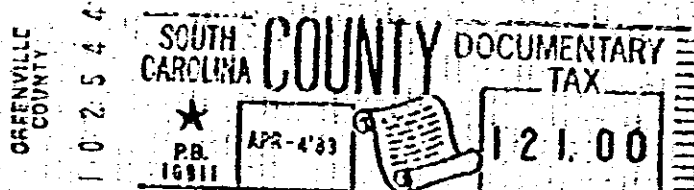
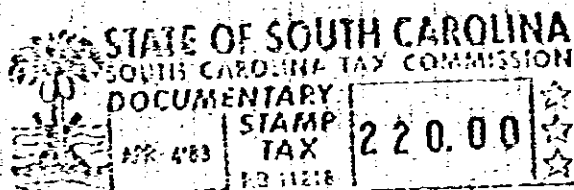
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto

Patrick W. Richardson and Deborah H. Richardson their heirs and assigns forever:

ALL that certain piece, parcel or lot of land with all improvements thereon situate, lying and being in the County of Greenville, State of South Carolina, and being known and designated as Lot #30 as shown on a plat of the subdivision of Holly Tree Plantation, Phase II, Section 2, said plat being recorded in the RMC Office for Greenville County in Plat Book 5D at Pages 47 and 48, reference being had to said plat for a more complete metes and bounds description.

This conveyance is made subject to any restrictions, easements, rights-of-way, zoning ordinances or other matters which may appear of public record or which an inspection or more recent survey of the premises would or should reveal. *16 (116) 542.7-1-29*

The above described property is the same acquired by the grantors by deed from Anne J. Nickles dated August 3, 1981 and recorded in the RMC Office for Greenville County on August 6, 1981 in Deed Book 1153 at Page 107.



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 *26* day of *February* 19*83*

SIGNED, sealed and delivered in the presence of:

Wayne D. Van Alstyne (SEAL)
Wayne D. Van Alstyne (SEAL)
Jane E. Van Alstyne (SEAL)
Jane E. Van Alstyne (SEAL)

STATE OF ~~SOUTH CAROLINA~~ }
COUNTY OF *ORANGE*

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 *26* day of *February* 19*83*

John C. Wheeler (SEAL) *Deborah H. Richardson*
Notary Public for *Florida*
My Commission expires *Jan. 27, 1984*
Notary Public, State of Florida

STATE OF ~~SOUTH CAROLINA~~ }
COUNTY OF *ORANGE*

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

26 day of *February* 19*83* *Jane E. Van Alstyne* (SEAL)
Jane E. Van Alstyne
Notary Public for *Florida*
My Commission expires *Jan. 27, 1984*
Notary Public, State of Florida

RECORDED this *APR 4* day of *1983* at *3:52 P.* M., No *25421*