

408 Sweetwater Road
Greer, SC 29651

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

VII 1209 P. 73

KNOW ALL MEN BY THESE PRESENTS, that CHARLES F. SIMS, JR.

MAR 28 3 32 PM '84
DONALD S. WHEATLEY

in consideration of ONE DOLLAR LOVE AND AFFECTION-----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 DEBRA E. SIMS, HER HEIRS AND ASSIGNS FOREVER

ONE-HALF UNDIVIDED INTEREST IN AND TO THE FOLLOWING PROPERTY:

ALL that certain piece, parcel, or lot of land with the buildings and improvements thereon, lying and being on the northwesterly side of Sweetwater Road, near the City of Greenville, South Carolina, being known and designated as Lot No. 456 on plat entitled "Map 2, Section 2, Sugar Creek," as recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 7-X at Page 19, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwesterly side of Sweetwater Road, said pin being the joint front corner of Lots 456 and 457 and running thence with the northwesterly side of Sweetwater Road N. 24-23-37 E., 70 feet to an iron pin; thence continuing with said road N. 25-40-13 E. 21.57 feet to an iron pin, the joint front corner of Lots 455 and 456; thence with the common line of said lots N. 63-03-10 W., 202.84 feet to an iron pin, the joint rear corner of Lots 455 and 456; thence S. 15-51 W., 101.73 feet to an iron pin, the joint rear corner of Lots 457 and 456; thence with the common line of said lots S. 65-36-23 E., 187.05 feet to an iron pin, the point of beginning.

This being the same property conveyed unto the Grantor by deed of John Cothran Company, Inc.; M. Graham Proffitt, III and Ellis L. Darby, Jr. by deed recorded in Deed Book 1141, Page 688 on January 29, 1981, in the RMC Office for Greenville County, South Carolina.

-11- 195- 534.6-1-56

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or pertaining; 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 28 day of March, 19 84

SIGNED, sealed and delivered in the presence of

Charles F. Sims, Jr. (SEAL)
Charles F. Sims, Jr.

Eugene Percy Edwards
Eugene Percy Edwards
Jane M. Smith
Jane M. Smith

(SEAL)
(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 28 day of March, 19 84

Eugene Percy Edwards (SEAL)
Notary Public for South Carolina

Jane M. Smith
Jane M. Smith

My commission expires August 16, 1984

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER

NOT NECESSARY, GRANTEE WIFE OF GRANTOR

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, nor under 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 _____ day of _____ 19 _____

Notary Public for South Carolina

My commission expires _____

RECORDED this _____ day of MAR 28 1984 19 _____ at _____ M., No. 30004

700

72