

STATE OF SOUTH CAROLINA,

GREENVILLE COUNTY

Know All Men by These Presents:

That we, Lide L. Richbourg and Lila M. Richbourg, in the State aforesaid, in consideration of the sum of ONE THOUSAND, TWO HUNDRED FIFTY & NO/100 (\$1,250.00) - - - - - DOLLARS,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said WALTON H. CLIFTON, JR. & JUANITA M. CLIFTON, JR.:

All that certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, and in Butler Township, being known and designated as Lot Number Twenty (20), as shown on plat of property of Morningside, as made by Dalton & Neves, Engineers, in December 1952, which plat is of record in the R. M. C. Office for said County and State in Plat Book "EE", at pages 2 and 3, reference to which plat is hereby made, said lot of land being described by metes and bounds, as follows, to-wit:

BEGINNING at an iron pin Southwestern side of Richbourg Road as shown on said plat at the corner common to Lots 20 and 21, and running thence South 43-30 West along the dividing line between Lots 20 and 21, two hundred (200.0) feet to an iron pin at the corner of Lot 3; thence South 46-30 East along the dividing line between Lots 20 and 3, one hundred twenty-five (125) feet to an iron pin at the corner of Lot 4; thence North 43-30 East along the dividing line between Lots 20 and 19, two hundred (200) feet to an iron pin on the Southwestern side of Richbourg Road; thence North 46-30 West to the place of beginning, one hundred twenty-five (125) feet.

This property is subject to the restrictions and reservations set out in an instrument of writing dated January 20, 1953, and recorded in the R. M. C. Office for said County and State in Dded Book 470 at page 369, reference to which is hereby expressly made as a part of this conveyance, and is subject to the following additional restriction: "All tanks, barrels and containers for fuel oil shall be placed below the surface of the ground or concealed".



TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining

TO HAVE AND TO HOLD all and singular the said Premises before mentioned unto the grantee(s) hereinabove named, and their Heirs and Assigns forever.

And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s) Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s) Heirs and Assigns against the grantor(s) and the grantor's(s) Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor's(s) hand s and seals this 12th day of February in the year of our Lord One Thousand Nine Hundred and Fifty-Four.

Signed, Sealed and Delivered in the Presence of

Furman C. Smith

Lide L. Richbourg (Seal)
Lila M. Richbourg (Seal)

State of South Carolina, Greenville County

Personally appeared before me Mary A. Harbin

and made oath that s he saw the within named grantor(s) Lide L. Richbourg and Lila M. Richbourg sign, seal and as their act and deed deliver the within written deed, and that s he, with Furman C. Smith witnessed the execution thereof.

Sworn to before me this 12th day of February A. D. 1954
Furman C. Smith (Seal)
Notary Public for South Carolina

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

I, Furman C. Smith

Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Lila M. Richbourg wife of the within named Lide L. Richbourg did this day appear before me, and 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 or persons whomsoever, renounce, release, and forever relinquish unto Walton H. Clifton, Jr. & Juanita M. Clifton, Jr., their Heirs and Assigns, all her interest and estate, and also all her right and claim of Dower of, in or to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this 12th day of February A. D. 1954
Furman C. Smith (Seal)
Notary Public for South Carolina

Lila M. Richbourg