

GREENVILLE CO. S. C. STATE OF SOUTH CAROLINA

GREENVILLE COUNTY OLLIE FARNSWORTH R. M. C.

Know All Men By These Presents:

That I, Hurchel Phillips (also known as Hershel Phillips)

in consideration of the sum of Seventeen Hundred (\$1700.00) - - - - - in the State aforesaid, 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 B. S. ELROD, his heirs and assigns, forever:

All that certain piece, parcel or lot of land located in Gantt Township, Greenville County, South Carolina, on the East side of U. S. No. 29, approximately seven miles South of the City of Greenville, being more precisely described by the following metes and bounds, to wit:

Beginning at an iron pin at the joint corner of the lot herein conveyed and the Good's property and at a point in the line of Lot 6 of Oakridge subdivision and running thence N. 77-45 W. 264.5 feet to an iron pin; thence N. 0-45 E. 100 feet to an iron pin at a point in L. B. Swe tman's lot line; thence along the joint line of L. B. Swe tman's property, S. 77-45 E. 264.5 feet to an iron pin; thence S. 0-45 W. 100 feet to the point of beginning.

Together with all my rights and interests in an easement which is 12 feet wide on the Western boundary line of Lot No. 6 of the Oakridge Subdivision and is N. 12-15 E. 66 feet long and said easement is reserved and recorded in the RMC Office for Greenville County, South Carolina, in Deed Book 600 at page 148.

The above described property being a portion of the property conveyed to the grantor by Roy Phillips by deed dated August 13, 1963, and recorded in the RMC Office for Greenville County, S. C. in Deed Book 729 at page 466, and also shown in Block Book at, as part of, WG-6.2-1-12. This conveyance is made subject to all restrictions, easements or rights-of-way which may affect the subject property.

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 his Heirs and Assigns forever.

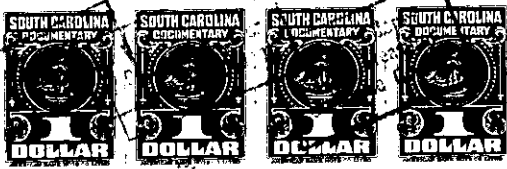
And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's (s') Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's (s') Heirs and Assigns against the grantor(s) and the grantor's (s')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

Witness the grantor's (s) hand and seal this 16th day of June in the year of our Lord One Thousand Nine Hundred and seventy one.

Signed, Sealed and Delivered in the Presence of

Quidley R. Turner
Garvie A. Thompson

Hurchel Phillips (Seal)



Greenville County
Seal No. 220
Act No. 350 Sec. 1

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 16th day of June, A. D. 19 71
Charles Howard (Seal)
Notary Public for South Carolina
APRIL 15, 1971

Garvie A. Thompson

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 16th day of June, A. D. 19 71
Notary Public for South Carolina

Recorded this 16th day of June 19 71 at 2:42 P. M., No. #30512

WG 6.2-1-12.2 -> 0.60 AC
-156- out of WG 6.2-1-12