

Lot 12, Canebrake Road, Greer, S. C.

TITLE TO REAL ESTATE prepared by McDonald, Cox & Anderson, Attorneys at Law

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

1000 1000

KNOWN ALL MEN BY THESE PRESENTS, that JAMES D. SUDDETH

in consideration of ONE (\$1.00) 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

PATRICIA C. SUDDETH, her heirs and assigns, forever,

ALL my one-half (1/2) undivided interest in and to:

ALL that certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Lot No. 12 of a subdivision known as Canbrake I as shown on plat thereof prepared by Enwright Associates dated August 18, 1975, and recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book 5D, at Pages 95 and 96, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwestern side of Canbrake Drive, joint corner of Lots Nos. 11 and 12 and running thence with the joint line of said lots N 26-44 W, 125 feet to an iron pin at the corner of Lot 14; thence along the line of Lot 14, N 61-08 E, 93.56 feet to an iron pin at the joint corner of Lots Nos. 12 and 13; thence with the joint line of said lots S 28-50 E, 144.78 feet to an iron pin on the northwestern side of Canebrake Drive; thence with said Drive S 72-24 W, 16.59 feet to an iron pin; thence continuing with said Drive S 72-40 W, 83.42 feet to the beginning corner.

This is the same property conveyed to James D. Suddeth and Patricia C. Suddeth by deed of Jim Williams, Inc. dated April 6, 1977 and recorded in Deed Book 1054 at Page 526 on April 13, 1977.

This conveyance is subject to any and all existing reservations, easements, rights-of-way, zoning ordinances and restrictions or protective covenants that may appear of record, on the recorded plat(s) or on the premises.

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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 grantees(s) and the grantee's(s)' heirs, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s)' heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantees(s) and the grantee's(s)' heirs, successors and assigns against the grantor(s) and the grantor's(s)' heirs, successors and assigns 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 14 day of April 19 77

SIGNED, sealed and delivered in the presence of:

Patricia C. Suddeth (SEAL)  
James D. Suddeth (SEAL)  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_ (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 deed and that (s)he, with other witness subscribed above witnessed the execution thereof.

SWORN to before me this 14 day of April 1977

Patricia C. Suddeth (SEAL)  
James D. Suddeth (SEAL)  
Notary Public for South Carolina 1/4/80  
My commission expires: \_\_\_\_\_

STATE OF SOUTH CAROLINA } N/A RENUNCIATION OF DOWER  
COUNTY OF GREENVILLE } 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, renounce, release and forever relinquish unto the grantee(s) and the grantee's(s)' heirs, 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 \_\_\_\_\_ day of \_\_\_\_\_ 19 \_\_\_\_\_

Notary Public for South Carolina  
My commission expires: \_\_\_\_\_

RECORDED this 5 day of May 19 77 at 11:25 A. M. No. 20015

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