

127 Kathryan Court
Greenville, S. C. 29605
STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.
APR 20 11 23 AM '78
DONNIE S. TANKERSLEY

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KNOW ALL MEN BY THESE PRESENTS, that I, DONALD A. BAKER

in consideration of SIXTEEN THOUSAND and No/100-----(\$16,000.00)----- 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 WALTER A. JULIAN and RUTH W. JULIAN, their heirs and assigns forever:

ALL my right, title and interest, the same being an undivided one-half (1/2) interest, in and to the following described real estate:

ALL that piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, near the City of Greenville, and being shown and designated as Lot # 55 on the plat of the subdivision of CHESTNUT HILLS No. 1, a plat of which is recorded in the R.M.C. Office for Greenville County in Plat Book QQ at Page 83, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point on the northern side of Kathryan Court, which point is at the joint front corners of Lots Nos. 55 and 56, and which is 485.5 feet from the intersection of said Court and Bear Grass Drive; running thence with the northern edge of said Court, S. 86-50 W. 78.7 feet to a point; thence N. 4-19 W. 244 feet to the center of a creek; thence running with the center of said creek as the line, the traverse of which is as follows: S. 78-59 E. 57 feet and S. 28-21 E. 78.6 feet to an iron pin on the joint line between Lots Nos. 55 and 56, which iron pin is 41 feet from the center line of said creek along the joint line of Lots Nos. 55 and 56, S. 0-57 E. 183 feet to the northern edge of Kathryan Court, the point of beginning.

This is the identical property conveyed to Donald A. Baker and Edna G. Baker by deed of Cone Mills Corporation, dated January 23, 1974; and recorded February 1, 1974, in Greenville County Deed Book 993 at Page 254.

This conveyance is subject to all restrictions, setback lines, roadways, zoning ordinances, easements and rights of way, if any, affecting the above described property.

GREENVILLE COUNTY S.C.
VOLUNTARY
STAMP
TAX
\$ 32.00
216-102-2-290

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 19th day of April, 1978

SIGNED, sealed and delivered in the presence of:

Donald A. Baker (SEAL)
DONALD A. BAKER

Kathryn D. Cunningham
Will B. Long Jr.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

SOUTH CAROLINA COUNTY RECORDS
APR 20 1978
\$ 17.60

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 19th day of April, 1978

Kathryn D. Cunningham (SEAL)
Notary Public for South Carolina.

Will B. Long Jr.

My commission expires 3/15/82

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 singular the premises within mentioned and released.

GIVEN under my hand and seal this

19th day of April, 1978

Kathryn D. Cunningham (SEAL)
Notary Public for South Carolina.

Donald A. Baker

My commission expires 3/15/82

30999

RECORDED this day of APR 20 1978 19, at 11:23 A. M., No.

0414

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