

File #

S.C.

Vol 1112 746

TITLE TO REAL ESTATE- Office of Eddie R. Harbin, Attorney at Law, Greenville, S.C.

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

SEAL  
OFFICE OF EDDIE R. HARBIN  
ATTORNEY AT LAW  
GREENVILLE, S.C.

KNOW ALL MEN BY THESE PRESENTS, that HAROLD T. LAWLER, JR. and BEVERLY A. LAWLER

in consideration of Ten Thousand and 00/100 (\$10,000.00) and assumption of mortgage Dollars.

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s), the receipt of which is hereby acknowledged, have granted, bargained, sold and released, by these presents do grant, bargain, sell and release unto BRIAN E. QUEEN, his heirs and assigns forever: (Mailing address: 205 Walker Springs Road, Taylors, S. C. 29687)

ALL that piece, parcel, or lot of land situate, lying and being in the County of Greenville, State of South Carolina, and being shown as Lot No. 45, Coral Ridge Subdivision, on a Plat recorded in the RMC Office for Greenville County, South Carolina, in Plat Book XX, at Page 119, having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Walker Springs Road at the joint front corner of Lots 44 and 45 and running thence with line of Lot 44, S. 7-05 W. 179.1 feet to an iron pin in the line of Lot 43; thence with the line of Lot 43, S. 83-48 E. 80 feet to an iron pin; thence with the line of Lot 35, S. 84-41 E. 10 feet to an iron pin at the joint rear corner of Lots 45 and 46; thence with the line of Lot 46, N. 6-02 E. 178.4 feet to an iron pin on the southern side of Walker Springs Road; thence with the southern side of Walker Springs Road N. 83-20 W. 86.6 feet to the point of beginning. 11-276-T31-2-48

This conveyance is subject to all restrictions, easements, rights-of-way of record, if any, affecting the above described property.

DERIVATION: This being the same property conveyed to the Grantors herein by Deed dated April 4, 1978 by Ivan Travnicek and Sharon E. Travnicek and recorded in the R.M.C. Office for Greenville County, South Carolina, on April 10, 1978 in Deed Book 1076, at Page 804.

GREENVILLE COUNTY DOCUMENTARY TAX  
★ OCT 11 '79 P.B. 11.00

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 1st day of October, 1979.  
SIGNED, sealed and delivered in the presence of:  
Harold T. Lawler, Jr. (SEAL)  
Beverly A. Lawler (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 the other witness subscribed above witnessed the execution thereof.  
SWORN to before me this 1st day of October, 1979  
Eddie R. Harbin (SEAL) Florence H. Bruce  
Notary Public for South Carolina 7/18/87  
My commission expires 7/18/87

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER  
COUNTY OF GREENVILLE }  
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 1st day of October, 1979  
Eddie R. Harbin (SEAL) Beverly A. Lawler  
Notary Public for South Carolina  
My commission expires 7/18/87

RECORDED this 1st day of October 1979, at M., No. 1112  
at 4:28 P.M.

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A. J. J. C. T.