

✓ P.D. BOX 144
Cleveland SC
STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
12 PM '80
RSLEY

KNOW ALL MEN BY THESE PRESENTS, that WE, MELVIN L. AND CLARA F. JARRARD,

in consideration of ONE THOUSAND FIVE HUNDRED & NO/100- - - - (\$1,500.00)- - - - 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 JAMES H. AND PATSY H. DYER, their heirs and assigns, forever,

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All that piece, parcel, and lot of land situate, lying, and being in Cleveland Township, County of Greenville, State of South Carolina on the northwest side of Echo Ridge Road as shown on plat made by Webb Surveying and Mapping Company November 1979 for M. L. Jarrard and is recorded in RMC Office in Book 857, page 43 and containing 1.34 acres, more or less, and having the following metes and bounds, to-wit:

BEGINNING at an i.p. on right-of-way of said road running thence with land of Grantee to the Middle Saluda River N. 80 - 40 W. 200 feet to an i.p.; thence S. 56 - 20 W. 110 feet to an i.p.; thence N. 71 - 47 W. 219.30' to an i.p. on bank of Middle Saluda River, crossing old G. & N Railroad bed; thence up stream of the Middle Saluda River N. 32 - 49 E. 240.54 feet to an i.p. on bank of Middle Saluda River (it is understood that the Purchaser is buying all land to the center of said river as shown on plat); thence with land of the Grantors S. 56 - 35 E. 439.65 feet to the beginning corner, crossing the old G. & N. Railroad Bed. P.T.O.F. 524.4 - 1 - 7.8
- 7 - 369 - OUT OF 524.4 - 1 - 7.1

It is understood that this property is conveyed subject to all recorded easements and rights-of-way.

DEV. CLAUSE: Deeded to Melvin L. and Clara F. Jarrard by Echo Valley Park, Inc. on March 20, 1973, and is recorded in Book 970, Page 377.

In transferring this property, it is mutually agreed by Melvin L. & Clara F. Jarrard, Grantors, and James H. & Patsy H. Dyer, Grantees, to leave the old G. & N Railroad Bed from Silver Shoals Road to the Jarrard property intact as a private drive to each of their property. Gates may be erected if keys are furnished all parties. This does not give right-of-way through the Jarrard property.

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 11 day of Dec. 1980

SIGNED, sealed and delivered in the presence of:
John W. Madson (SEAL)
Clara F. Jarrard (SEAL)

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }
DOCUMENTARY TAX 03.00

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.

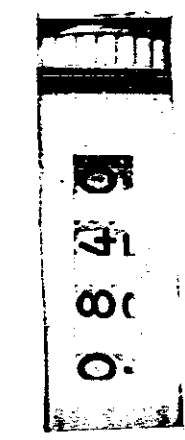
SWORN to before me this 11 day of Dec. 1980
John W. Madson (SEAL)
Notary Public for South Carolina.
My commission expires 3-20-78

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 11 day of Dec. 1980
Clara F. Jarrard

My commission expires 3-20-78
RECORDED this DEC 12 1980 day of at 1:21 P.M. 1-4
GREENVILLE COUNTY DOCUMENTARY TAX 01.65 47793



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