

DEC 5 8 40 AM 1961

BOOK 733 PAGE 07
BOOK 088 PAGE 07

TITLE TO REAL ESTATE—Office of George F. Townes, Attorney at Law, 209 Masonic Temple, Greenville, S. C.

STATE OF SOUTH CAROLINA, OLLIE FARNSWORTH R.M.C.
GREENVILLE COUNTY

Know All Men by These Presents:

That we, Walter W. Goldsmith and Walter S. Griffin, in the State aforesaid, in consideration of the sum of Ten dollars and other valuable consideration ~~DOLLARS~~ 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 Modern Warehouses, Inc., a corporation, its successors and assigns, forever,

ALL those two lots of land in Greenville County, South Carolina, on the northeastern side of Industrial Drive, in Pleasantburg Industrial Park, described as follows:

(1) ALL that lot of land shown on a plat entitled "Survey for Modern Warehouses, Inc." made by Piedmont Engineering Service, November 18, 1961, and recorded in Plat Book ZZ, page 100¹⁰¹, in the R. M. C. Office for Greenville County. This property is subject to a 50 foot building setback line as a restrictive covenant.

(2) ALL that lot of land shown on a plat entitled "Survey for Modern Warehouses, Inc." made by Piedmont Engineering Service, November 28, 1961, recorded in Plat Book ZZ, page 100¹⁰¹, in the R. M. C. Office for Greenville County. This property is subject to a 50 foot building setback line shown on said plat, which is a restrictive covenant.

The above two lots are subject to an easement for telephone line. See instrument recorded in Vol. 642 at page 457 in said R. M. C. Office.

This property is more fully described in a deed from R. M. Caine to Modern Warehouses, Inc., constituting a part of this same transaction; and reference to said deed and plats is hereby craved for a fuller description. The interests of the grantors in this deed together with the interest of the grantor in the deed of R. M. Caine to the grantee constitute all of the interests in this 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 its ~~Heirs and Assigns forever~~ successors 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 s and seal s this 15th day of November in the year of our Lord One Thousand Nine Hundred and sixty-one.

Signed, Sealed and Delivered in the Presence of
Marian P. Farrar
George F. Townes
Walter W. Goldsmith (Seal)
Walter S. Griffin (Seal)

State of South Carolina, Greenville County } Personally appeared before me Marian P. Farrar and made oath that She saw the within named grantor(s) Walter W. Goldsmith and Walter S. Griffin written deed, and that s he, with George F. Townes sign, seal and as their act and deed deliver the within witnessed the execution thereof.
Sworn to before me this 15th day of November A. D. 19 61
George F. Townes (Seal)
Notary Public for South Carolina

State of South Carolina, } RENUNCIATION OF DOWER
Greenville County } I, George F. Townes, Notary Public, do hereby certify unto all whom it may concern, that Mrs. Nelle M. Griffin wife of the within named Walter S. Griffin did this day appear before me, and 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 or persons whomsoever, renounce, release, and forever relinquish unto Modern Warehouses, Inc., a corp. its successors and Assigns, all her interest and estate, and also all her right and claim of Dower of, in or to all and singular the premises within mentioned and released.
GIVEN under my hand and seal this 15th day of November A. D. 19 61
George F. Townes (Seal)
Notary Public for South Carolina
Nelle M. Griffin

Cancelled documentary stamps attached: S. C. \$ _____; U. S. \$ _____
Recorded this 5th day of December 1961 at 8:40 A. M. No. 14160
Re-Recorded October 3, 1963 at 2:47 P.M. # 10020

453
PT OF 258-3-20
OUT OF 258-3-1