

STATE OF SOUTH CAROLINA
GREENVILLE COUNTY

FILED GREENVILLE CO. S. C. MAR 3 11 54 AM 1964 Know All Men By These Presents: OLLIE F. MORRIS R. M. C.

That Elizabeth L. Marchant

in consideration of the sum of Seven Thousand and No/100 (\$7,000.00)----- 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 Theodore W. Malphrus and Eugenia R. Malphrus, their heirs and assigns forever:

All those two certain pieces, parcels or lots of land situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina, on the south side of Cleveland Street, and being shown as all of Lots 24 and 25 on Plat entitled "Section Two, Property of Elizabeth L. Marchant", dated July, 1963, prepared by Dalton & Neves, Engrs., which Plat is of record in the R.M.C. Office, Greenville County, S. C., and having according to said Plat, when described together, the following metes and bounds:

BEGINNING at an iron pin on the south side of Cleveland Street, joint front corner of Lots 22 and 24: thence S. 47-17 E. 145.2 feet to an iron pin; thence S. 11-14 W. 318 feet to an iron pin on the north side of Fontaine Road; thence with the curve of said road (the chord of which is N. 38-21 W.)50 feet; thence continuing with the curve of said road (the chord of which is S. 83-05 E.)50 feet to an iron pin; thence continuing with the curve of said road (the chord of which is S. 21-05 E.)52.2 feet to an iron pin, joint corner of Lots 25 and 26; thence S. 39-39 E. 126.9 feet to an iron pin in line of property of R. S. Small; thence with the line of said property the following courses and distances: N. 45-53 E. 155.5 feet to an iron pin; N. 9-11 E. 113.7 feet to an iron pin; thence N. 18-31 W. 199 feet to an iron pin; thence N. 35-00 W. 215 feet to an iron pin on the south side of Cleveland Street; thence with the line of said street S. 68-28 W. 301.8 feet to point of beginning.

This conveyance is subject to restrictive covenants relating to "Cavalier Heights", which appear of record in said R.M.C. Office in Deed Book 447 at Page 149, and restrictions relating to "Property of Elizabeth L. Marchant" appearing of record in said R.M.C. Office in Deed Book 695 at Page 417. This conveyance is subject also to drainage and utility easements as set forth on the above referred to plat together with an easement executed to Duke Power Co. for the installation of an electrical line in this sub-division.

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 their Heirs 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 and seal this 25th day of February in the year of our Lord One Thousand Nine Hundred and Sixty-Four

Signed, Sealed and Delivered in the Presence of

One Baker
Jeanette Griest

Elizabeth L. Marchant (Seal)
(S Seal)
(S Seal)
(S Seal)
(S Seal)

State of SOUTH CAROLINA
County of GREENVILLE

Personally appeared before me Jeanette Griest

and made oath that she saw the within named grantor(s) Elizabeth L. Marchant sign, seal and as her act and deed deliver the within written deed, and that she, with Ione Baker witnessed the execution thereof.

Sworn to, before me this 25th day of February, A. D. 1964

Notary Public for South Carolina (Seal)

Jeanette Griest

State of SOUTH CAROLINA

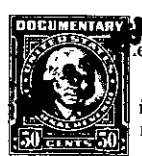
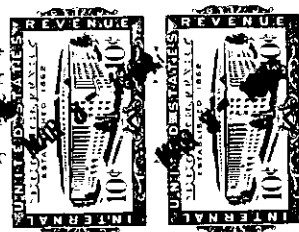
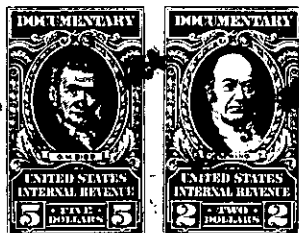
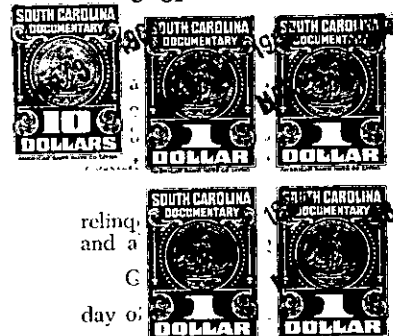
RENUNCIATION OF DOWER

Notary Public, do hereby certify

None Necessary - Woman Grantor

relinquish and a day of Notary Public for South Carolina

she does freely, ease, and forever interest and estate, released.



271-1-29, 30