

KNOW ALL MEN BY THESE PRESENTS, that I, Frances S. Crosby, Teresa Crosby Cason, & Samuel E. Crosby

in consideration of One and No/100 (\$1.00)----- 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

R. L. Cooper, Jr., and H. L. Cooper, their heirs and assigns, forever:

ALL that certain piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, being shown on a plat of the property of Crosby and Cooper prepared by Carolina Engineering and Surveying Company October 10, 1970, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on Mill Road, which iron pin is in the line of property of the grantor and the grantee and running thence along Mill Road S. 12-35 W. 219.3 feet to a point; thence continuing along Mill Road S. 6-44 W. 147.5 feet to a point; thence S. 7-30 E. 141.4 feet to a point; thence S. 18-53 E. 93 feet to a point; thence S. 33-25 E. 195.7 feet to a point; thence S. 56-01 E. 151.2 feet to a point; thence S. 45-30 W. 134.3 feet to a point; thence N. 29-48 W. 621.5 feet to a point; thence N. 25-30 E. 442.4 feet to the point of Beginning.

This conveyance is made subject to any and all existing reservations, easements, rights of way, zoning ordinances, and restrictions or protective covenants that may appear of record, on the recorded plat(s) or on the premises.

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 21st day of December 1970.

SIGNED, sealed and delivered in the presence of:

Margaret R. Garrett
Fred M. Old

Frances S. Crosby (SEAL)
Teresa Crosby Cason (SEAL)
Samuel E. Crosby (SEAL)

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

PROBATE

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 21st day of December 1970.

Fred M. Old (SEAL)
Notary Public for South Carolina.

Margaret R. Garrett

My Commission Expires 11-4-80

STATE OF SOUTH CAROLINA
COUNTY OF

RENUNCIATION OF DOWER ****WOMAN GRANTOR****

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 and singular the premises within mentioned and released.

GIVEN under my hand and seal this

day of 19

(SEAL)
Notary Public for South Carolina.

RECORDED this 13th day of January 1971 at 1:24 P. M., No. #16189

140-5521-1-3 (195)
140-017-5521-1-1-2