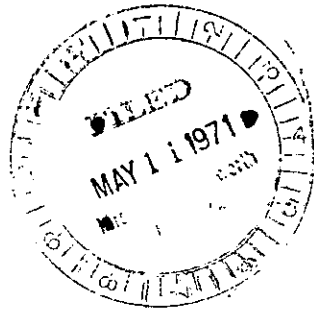


STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }



KNOW ALL MEN BY THESE PRESENTS, that Bess James

in consideration of One Dollar ----- (\$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

C. Lee Dillard and Hazel M. Dillard, their heirs and assigns forever:

ALL that tract of land in the County of Greenville, State of South Carolina, near Taylors, South Carolina, shown on a plat of the property of Bess James made by John A. Simmons registered surveyor, dated January 14, 1971, said tract containing 3.16 acres, more or less, and having according to said plat, the following metes and bounds:

BEGINNING at an iron pin in the center of the P & N Railroad track and running thence with the center of said track N. 74-04 E. 228 feet, N. 75-34 E. 100 feet and N. 79-13 E. 57.7 feet to a pin; thence S. 9-20 E. 703.7 feet to a pin; thence S. 76-36 W. 78.7 feet to a pin; thence N. 9-20 W. 15.1 feet to a pin; thence S. 84-51 W. 155.6 feet to a pin; thence N. 31-53 W. 270.7 feet to a pin; thence N. 16-07 W. 399.6 feet to an iron pin, the point of beginning.

This property is subject to the right of way of the P & N Railroad which extends a width of 42.5 feet across the northern end of said tract.

This is a portion of the property conveyed to C. Frank James by Anna K. Walker by deed recorded in the R. M. C. Office for Greenville County in Deed Book 10, at page 478.

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 31 day of January 1971  
SIGNED, sealed and delivered in the presence of: Bess James (SEAL)

Robert A. Wilson (SEAL)  
Martha L. Perry (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 written deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.  
SWORN to before me this 31 day of January 1971  
Robert A. Wilson (SEAL)  
Notary Public for South Carolina.  
My commission expires: 10-15-79  
Martha L. Perry

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER Grantor is woman  
COUNTY OF }  
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.

-278- J.F. OF T6-3-3