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GREENVILLE, CO. S. C.  
JUL 14 3 48 PM '71  
OLLIE FARMS WORTH  
R. H. C.

TITLE TO REAL ESTATE—PREPARED BY WILKINS & WILKINS, ATTORNEYS AT LAW, GREENVILLE, S. C.

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that We, James Richard Matthews & Alice Lorraine Nettles Matthews

in consideration of Twenty-four Thousand (\$24,000.00) - - - 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 F. Gilbert and Lynnette L. Gilbert, their heirs and assigns,

All that certain piece, parcel or lot of land with buildings and improvements thereon, lying and being on the northwesterly side of Fleetwood Drive, near the city of Greenville, S. C. being shown as Lot # 72 on the plat of Magnolia Acres as recorded in RMC Office for Greenville County, S. C. in Plat Book GG page 133 and having according to said plat the following metes and bounds, to-wit:

Beginning at an iron pin on the northwesterly side of Fleetwood Drive at a point 161.6 ft. southwest of the westerly corner of the intersection of Fleetwood Drive and Cool Brook Drive, said pin being the joint corner of Lots 72 & 52 and running thence along the joint line of said lots N. 21-10 W. 112 feet to an iron pin, joint corner of Lots 52, 53 and 72; thence with the line of lot 53 N. 74-33 W. 100.6 feet to an iron pin corner of Lots 53, 54, 55 & 72; thence with the line of Lot 55, S. 68-50 W. 9 ft to an iron pin, joint rear corner of Lots 71 & 72; thence with the joint line of said lots S. 21-10 E. 172 feet to an iron pin on the northwesterly side of Fleetwood Drive; thence along the northwesterly side of said Drive N. 68-50 E. 90 feet to the point of beginning.

This is the same lot conveyed to grantors by C. Douglas Wilson et al by deed recorded Jan. 13, 1958 in vol. 590 page 547 of the RMC Office for Greenville County, S. C., and is conveyed subject to restrictions as recorded in deed vol. 534 page 41 and to any recorded easements or rights of way or those shown on the premises.



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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 assigns, against the grantor'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 14 day of July 19 71.  
SIGNED, sealed and delivered in the presence of:  
James Richard Matthews (SEAL)  
Alice Lorraine Nettles Matthews (SEAL)  
W. Wilkins (SEAL)  
R. E. Fischer (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 deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 14 day of July 19 71  
W. Wilkins (SEAL)  
R. E. Fischer  
Notary Public for South Carolina.  
MY COMMISSION EXPIRES NOV. 23, 1980

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

RENUCIATION 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 and singular the premises within mentioned and released.

GIVEN under my hand and seal this 14 day of July 19 71.  
W. Wilkins (SEAL)  
Alice Lorraine Nettles Matthews

Notary Public for South Carolina.  
MY COMMISSION EXPIRES NOV. 23, 1980

RECORDED this 14th day of July 19 71, at 3:48 P. M., No. #1413

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150-389-3-21