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Prepared by the offices of CARTER & PHILPOT Attorneys at Law 123 Broadus Avenue, Greenville, S.C.

OLLIE FARNSWORTH

R. M. C.

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STATE OF SOUTH CAROLINA }
COUNTY OF Greenville }

KNOW ALL MEN BY THESE PRESENTS; that I, Rose M. Cunningham, as Executrix of the Estate of Edward F. Cunningham,

in consideration of --thirty-two thousand five hundred and no/100-----(\$32,500.00)----- 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 Frank B. Fitzgerald, Jr., his heirs and assigns, forever:

ALL that piece, parcel or lot of land situate, lying and being in Greenville County, South Carolina and being known and designated as Lot No. 17 on a plat of Cunningham Acres prepared by C. O. Riddle, R.L.S., dated March, 1966, and recorded in the R. M. C. Office for Greenville County in Plat Book BBB at page 118, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Gary Avenue at the joint front corner of lot 17 and 18; thence running S. 5-20 W. 165 feet to an iron pin; thence running S. 84-40 E. 110 feet to an iron pin; thence running N. 5-20 E. 165 feet to an iron pin on the southern side of Gary Avenue; thence with said Avenue N. 84-40 W. 110 feet to an iron pin, the point of beginning.

This conveyance is subject to all restrictions, zoning ordinances, setback lines, roads or passageways, easements and rights of way, if any, affecting the above described property, including restrictions as shown on the recorded plat as referred to above.

This deed is given pursuant to authority vested in the Grantor as Executrix by the Last Will and Testament of Edward F. Cunningham; see Greenville County Probate Court records Apartment 1163, File 1.



Greenville County
S. C.
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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)' heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(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)' 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 9th day of September 19 71.

SIGNED, sealed and delivered in the presence of:

J. Henry Philpot
Judy N. Eller

Rose M. Cunningham (SEAL)
Rose M. Cunningham, as Executrix of the Estate of Edward F. Cunningham (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 9th day of September 19 71

J. Henry Philpot (SEAL)
Notary Public for South Carolina
My Commission Expires: 12/16/80

Judy N. Eller

STATE OF SOUTH CAROLINA }
COUNTY OF Greenville }

RENUNCIATION OF DOWER -Not Necessary - Female 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)' 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.

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