

TITLE TO REAL ESTATE—Offices of Earle, Bezman & Grayson, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

DOHNIE S. TANKERSLEY
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that I, James F. Magarahan, III, individually and as Trustee

in consideration of Twenty-Six Thousand, Seven Hundred and No/100-----(\$ 26,700.00)----- 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 Southern Service Corporation, its successors and assigns forever:

All that certain piece, parcel, or lot of land, with the improvements thereon, situate, lying and being in the State of South Carolina, County of Greenville, on the eastern side of Butler Avenue, in the City of Greenville, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on Butler Avenue 104 feet from the sidewalk line on Hampton Avenue and one foot from the sidewalk line on said Butler Avenue and running thence S. 64-24 E. 180 feet to an iron pin; thence N. 27-05 E. 41.4 feet to an iron pin; thence N. 64-33 W. 185.15 feet to an iron pin on Butler Avenue; thence with Butler Avenue, S. 20-39 W. 41 feet to the beginning corner.

Together with the right to the joint use of the common driveway extending along the northern side of said lot and subject to the joint use of said driveway by the owner of the adjoining lot.

— 500 — 14 — 3 — 13

The above described property is the same conveyed to Catherine O. Magarahan by James F. Magarahan, III by deed dated March 31, 1949 and recorded in the R. M. C. Office for Greenville County in Deed Vol. 379, at Page 523. The said Catherine O. Magarahan died on June 8, 1967 leaving of force her last will and testament wherein she bequeathed and devised all her property as follows: one-half to the grantor herein absolutely and the other one-half to the grantor as trustee to hold said property for the uses and purposes therein mentioned. In his capacity as Trustee, the grantor has full power and authority to sell any real estate.

This conveyance is made subject to any restrictions, reservations, zoning ordinances or easements 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.

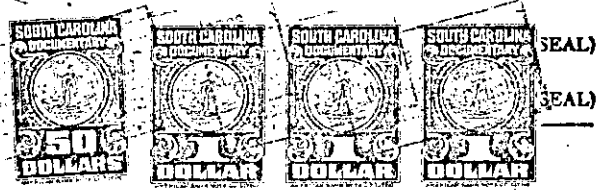
WITNESS the grantor's(s) hand(s) and seal(s) this 30th day of July 19 73

SIGNED, sealed and delivered in the presence of:

James F. Magarahan, III (SEAL)
James F. Magarahan, III, individually and as Trustee (SEAL)

Mary A. Martin
Joseph H. Paine, Jr.

Greenville County
Stamps
Paid \$ 29.70
Act No. 380 Sec. PROBATE



STATE OF SOUTH CAROLINA }
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 30th day of July 19 73

Joseph H. Paine, Jr. (SEAL)
Notary Public for South Carolina.
My Commission Expires: 8-14-79

Mary A. Martin

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RENUNCIATION 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 30th day of July 19 73

Joseph H. Paine, Jr. (SEAL)
Notary Public for South Carolina.
My Commission Expires: 8-17-79

James B. Magarahan

RECORDED this 1st day of August 19 73 at 3:04 P. M., No. 3396