

JUL 2 11 38 AM '79

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TITLE TO REAL ESTATE DONNIE LANKERSLEY
Laws and Daniel, 300 E. Coffee Street, Greenville,
STATE OF SOUTH CAROLINA } South Carolina
COUNTY OF GREENVILLE } DEED OF REAL ESTATE

KNOW ALL MEN BY THESE PRESENTS, that D.J. Ledford and Alma B. Ledford

in consideration of Fifty Two Thousand and no/100 (\$52,000.00) 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 Donald H. Messer and Vicki K. Messer, and their heirs and assigns forever;

All that piece, parcel or lot of land situate, lying and being in Bates township, Greenville County, South Carolina on the eastern side of McClure Drive and having, according to plat of property of Donald H. and Vicki K. Messer, by W.R. Williams R.L.S., dated June 28, 1979, the following metes and bounds, to wit:

(A) BEGINNING at an old iron pin on the eastern side of McClure Drive at joint corner of property of Griffin, 160 feet from intersection of McClure Drive and Toler Road and running thence, N. 33-51 E., 179.5 feet to an iron pin; thence S. 24-00W., 447.5 feet to old iron pin; thence, N. 34-28 W. 105.3 feet to an old iron pin; thence, N. 66-52 W. 97.8 feet to point of beginning, containing 1.4 acres.

(B) Also that certain 10 feet strip of land parallel to McClure Drive on the eastern side thereof and adjacent to the above property and having, according to the above plat the following metes and bounds, to wit:

BEGINNING at old iron pin at the intersection of McClure Drive and Toler Road on eastern side of McClure Drive, at joint corner with property of Griffin and running N. 18-00 E., 160 feet, to an old iron pin; thence with line of the above property N. 33-51 E. 179.5 feet to iron pin; thence still with line of above property N. 17-34 E. 128.4 feet to old iron pin on line of McClure ; thence in western direction with the line of McClure 10 feet to a point; thence S. 17-36 W. 124.2 feet to a point; thence S 33-51 W. 179.5 feet to a point; thence S. 17-56 W., 163.8 feet to a point on Toler Road; thence S. 85-55 E. 10 feet to the point of beginning.

Tract A being the same property conveyed to the grantor herein by deed of A.C. Parham dated 4-11-73 and recorded in RMC Office of Greenville County in book 972 at page 444. Tract B is the same tract conveyed (Over) 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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(s)'s heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee(s)'s heirs, successors and assigns against the grantor(s) and the grantor(s)'s heirs, successors and assigns 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 27 day of June 1979.

SIGNED, sealed and delivered in the presence of:

Handwritten signatures of D.J. Ledford and Alma B. Ledford, each followed by a line and the word (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 other witness subscribed above witnessed the execution thereof.

SWORN to before me this 27 day of June 1979.

Notary Public for South Carolina
My commission expires: 3/30/89

Handwritten signature of the witness, followed by a line and the word (SEAL).

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, 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.

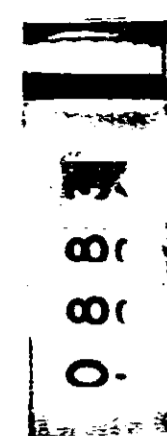
GIVEN under my hand and seal this 27 day of June 1979.

Notary Public for South Carolina
My commission expires: 3/30/89

Handwritten signature of the notary, followed by a line and the word (SEAL).

RECORDED this 27 day of June 1979 at _____ M. No. _____

496-2-45



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