

STATE OF SOUTH CAROLINA,

GREENVILLE COUNTY

Know All Men by These Presents:

That WE, EUNICE KAY MURPHY, CHARLES NEWTON KAY, MAY KAY CUNNINGHAM, and SILAS JESSE KAY, JR.,

in consideration of the sum of One and No/100----- DOLLARS,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said CHARLES REUBEN MAJOR, LUTHER EDWARD KAY, and CARRIE ELEANOR KAY, their heirs and assigns, forever:

ALL our right, title and interest as heirs and devisees under the Will of Earnest C. Kay, Deceased, of Greenville County, the following described property, to wit:

ALL that certain piece, parcel or lot of land in the County and State aforesaid near the City of Greenville in the subdivision known as "Kanatenah", and situated on the South side of Oregon Street, and known as Lot 11 of Block "A", on plat of the said property recorded in the R.M.C. Office for said County in Plat Book E, at pages 66 and 67, the said lot has the following metes and bounds:

BEGINNING at stake on South side of Oregon Street, 60 feet West of Mitchell Street and running thence along said Oregon Street, S. 63-30 W., 60 feet to stake, corner of Lot No. 10; thence along said lot S. 26-30 E., 165 feet to stake; thence N. 63-30 E., 60 feet to stake corner Lot No. 12; thence along said Lot N. 26-30 W., 165 feet to the beginning point on Oregon Street; and being the same property conveyed to E. C. Kay, by deed of G. A. Buist, dated October 4, 1922, recorded in the R.M.C. Office in Deed Book 87, at page 19.

ALSO all that piece, parcel or lot of land in Saluda Township, Greenville County, in the State aforesaid, on the Buncombe Road and near the North Carolina State Line, beginning at a point designated by an iron pipe on the bank of a small stream or branch (name unknown) and running North along said stream a distance of 70 feet to an iron pipe; thence West a distance of 100 feet to iron pipe; thence South a distance of 70 feet to iron pipe; thence East a distance of 104 feet to the beginning point.

ALSO, we do hereby grant the water rights to a spring on the property of Mrs. Cora Hawkins; the same both as to the lot of land and the water rights being that conveyed to E. C. Kay, by Mrs. Cora Hawkins by deed recorded in R.M.C. Office for Greenville County in Volume 168, page 80.

TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining.

TO HAVE AND TO HOLD all and singular the said Premises before mentioned unto the grantee(s) hereinabove named, and their Heirs and Assigns forever.

And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s) Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s) Heirs and Assigns against the grantor(s) and the grantor's(s) Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor's(s) hand and seal this 14th day of September, in the year of our Lord One Thousand Nine Hundred and fifty-four.

Signed, Sealed and Delivered in the Presence of

Handwritten signatures of witnesses: M. R. Campbell and Annie Lee Russell.

Handwritten signatures of grantors: Silas Jesse Kay, May Kay Cunningham, and Eunice Kay Murphy, each followed by "(Seal)".

State of South Carolina,

Anderson Greenville County

Personally appeared before me

and made oath that he saw the within named grantor(s) Eunice Kay Murphy, Charles Newton Kay, May Kay Cunningham, & Silas Jesse Kay, Jr., sign, seal and as their act and deed deliver the within written deed, and that he, with witnessed the execution thereof.

Sworn to before me this

day of September, A. D. 1954.

Handwritten signature of notary: Annie Lee Russell (Seal)

Notary Public for South Carolina

State of South Carolina,

Greenville County

RENUNCIATION OF DOWER

I, Henry R. Campbell Notary Public, do hereby certify

unto all whom it may concern, that Mrs. ROSELLA ANDREW KAY, wife of the within named Charles Newton Kay did this day appear before me, and 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 or persons whomsoever, renounce, release, and forever relinquish unto Charles Reuben Major, Luther Edward Kay, and Carrie Eleanor Kay, their Heirs and Assigns, all her interest and estate, and also all her right and claim of Dower of, in or to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this 14th

day of September, A. D. 1954.

Handwritten signature of notary: Henry R. Campbell (Seal)

Notary Public for South Carolina

Handwritten signature of grantor: Rosella Andrew Kay.

Recorded this 19th day of October, 1954, at 10:43 A.M., No. 23872

30A-3-20