

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

CLLIE FARRINGTON  
R.M.C.

County Stamps Paid \$49.50  
See Act No.380 Section 1

KNOW ALL MEN BY THESE PRESENTS, that I, Charles M. Timmons,

in consideration of Forty-five Thousand and No/100 (\$45,000.00)----- Dollars,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s), the receipt of which is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto William T. Fraser, Jr. and Ann D. Fraser, their heirs and assigns forever:

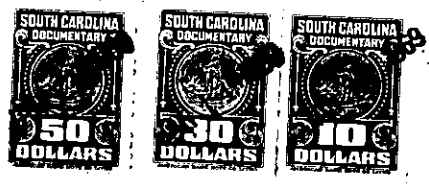
ALL that certain piece, parcel or lot of land situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as part of Lot No. 30 and part of Lot No. 31, as shown on plat of McDaniel Heights, made by Dalton & Neves and recorded in Plat Book G, page 214, and a parcel to the rear of Lot No. 30 as shown on plat of Halter & Norwood, recorded in the R.M.C. Office for Greenville County in Plat Book XX, page 161, and having, according to a more recent plat of the property of William T. Fraser, Jr. and Ann D. Fraser, made by Dalton & Neves, January 1969, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the north side of Ben Street, which pin is 167.4 feet in a westerly direction from the intersection of Ben Street and McDaniel Avenue, and running thence with the northern side of Ben Street due west 82.2 feet to an iron pin at the joint front corners of Lots Nos. 29 and 30; thence with said joint line due north 179 feet to an iron pin; thence N. 57-48 E. 126 feet to an iron pin; thence S. 14-23 W. 69.3 feet to an iron pin; thence due east 9 feet to an iron pin; thence S. 3-38 W. 102.96 feet to an iron pin; thence S. 7-15 W. 76.96 feet to an iron pin, the point of beginning.

This is the same property conveyed to the Grantor herein by deeds recorded in the R.M.C. Office for Greenville County in Deed Book 452, page 197, Deed Book 734, page 98 and Deed Book 403, page 509.

This property is conveyed subject to easements, restrictions and rights of way of record.

For Plat see Plat Book ZZZ page 197



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) 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(s) and seal(s) this 10th day of January 1969

SIGNED, sealed and delivered in the presence of:  
James R. Kelly (SEAL)  
Donald R. McAlister (SEAL)  
Charles M. Timmons (SEAL)

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE } -PROBATE

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 10th day of January 19 69

James R. Kelly (SEAL)  
Notary Public for South Carolina.  
My Commission Expires: 9/21/78  
Donald R. McAlister

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 10th day of January 19 69

James R. Kelly (SEAL)  
Notary Public for South Carolina.  
My Commission Expires: 9/21/78  
Kathryn W. Timmons  
RECORDED this 14 day of January 19 69 at 9:40 A. M., No. 16672

500-68-1-3.7