

State of South Carolina GREENVILLE COUNTY TITLE TO REAL ESTATE Know All Men by These Presents:

That Martha E. McClellan hereafter referred to as Grantor, in consideration of the sum of One Thousand Fifty (\$1,050.00) DOLLARS, paid to Grantor by F. T. Tucker hereafter referred to as Grantee, at and before the sealing of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the said Grantee F. T. Tucker, his heirs and assigns:

ALL that piece, parcel or lot of land being known and designated as Lot No. 245 as is shown on a plat thereof entitled "Conestee Plat No. 2" made by Madison H. Woodward, engineer, recorded in the RMC Office for Greenville County in Plat Book T, at pages 383 and 385, said property having the courses, distances, metes and bounds, to-wit:

BEGINNING at an iron pin on East Pine Lake Circle at the iron pin at the joint front corner of Lots No. 244 and 245 and running thence along the line of said Lot No. 244, N. 88-30 E. 218.4 feet to iron pin; thence N. 36-00 W. 159.6 feet to an iron pin at back corner of Lot No. 246; thence along the line of said Lot No. 246 N. 56 E. 161.8 feet to an iron pin on East Pine Lake Circle; thence with the said East Pine Lake Circle 45 feet to an iron pin at the point of beginning.

ALSO ALL that portion of Lot No. 244 on the above-referenced plat, also shown as a portion of Lot 15, Block 1, Sheet 421 on the Greenville County Tax Maps, that lies on the northerly side of the right of way of the road right of way across Lot No. 244 previously granted to the State Highway Department.

This being the same property described in the Deed from H. P. Willamon to Mrs. Rosa Erskine and Martha E. McClellan by Deed dated November 19, 1953, recorded in Book 489, page 461 of the RMC Office for Greenville County, and in deed by the heirs of Rosa Erskine to Martha E. McClellan in Deed Book 812, at page 436.

This deed is made subject to any restrictions, rights of way, easements or agreements affecting the property that may appear of record, on a recorded plat, or on the premises, or that are known to the Grantee.

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 and Grantee's Heirs/Successors and Assigns forever. AND Grantor does hereby bind Grantor and Grantor's Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto Grantee and Grantee's Heirs/Successors and Assigns against Grantor and Grantor's Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the hand and seal of Grantor this 22nd day of August, 1969.

Martha E. McClellan (Seal)

Signed, Sealed and Delivered in the Presence of

Martha E. McClellan (Seal)

Witness signatures: [Handwritten signatures]



Grantor (Seal)

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

County Stamps Paid \$1.65 See Act No.380 Section 1

Personally appeared before me the undersigned witness and made oath that he saw Grantor sign, seal and as Grantor's act and deed deliver the written deed and that said witness together with the other witness whose name is also above subscribed witnessed the execution of the within deed by Grantor.

Sworn to before me this 22nd day of August, 1969. [Signature] Notary Public for South Carolina

My Commission expires January 1, 1970. MY COMMISSION EXPIRES FEBRUARY 28, 1970

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that Mrs. Woman Grantor, wife of the within named Grantor 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 Grantee and Grantee's Heirs/Successors 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 above described.

GIVEN under my hand and seal this day of 19 (Seal) Notary Public for South Carolina

My Commission expires January 1, 1970. Recorded this 2nd day of September 1969 at 11:02 A.M., No. 5310

-155-421-1-16 & P. OF 421-1-16 Out of 421-1-15