

TITLE TO REAL ESTATE—Love, Thornton, Arnold & Thomason, Lawyers Building, Greenville, S. C.

MAR 11 9 10 AM '70

OLLIE FARNSWORTH R. H. C.

Greenville County Stamps Paid \$ 6.60 Act No. 380 Sec. 1

STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that Elizabeth Frances Tripp, Lula Grace Griffin, Bobbie West Moon Green and James Walter Moon, Jr., Individually and as Trustees and Executors of the Estate of J. Walter Moon, Sr., deceased

in consideration of \$4,000.00 and exchange of property valued at \$2,000.00----- 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 Rosa S. Moon, John Robert Moon and Mary Frances Moon Burry, their heirs and assigns:

All that piece, parcel or lot of land in Greenville County, State of South Carolina, in the Moonville Community and lying on the western side of Highway 25 (Augusta Road) and being known as a portion of the property of J. Walter Moon, etal according to plat made by C. O. Riddle, Registered Land Surveyor, December 27, 1956 and according to a more recent plat made by Jones Engineering Service and recorded in the RMC office for Greenville County in Plat Book 4D at page 115. The property is shown as a small triangular strip on the eastern side of property presently owned by grantees and is more fully described as follows:

BEGINNING at an iron pin on Augusta Road and running thence along Augusta Road the following courses and distances: N 2-51 E 160 feet; N 1-00 E 200 feet; N 0-01 E 48.9 feet; N 0-45 W 64.5 feet; N 2-00 W 200 feet; N 4-06 W 200 feet; N 5-05 E 9.5 feet; thence leaving Augusta Road and running S 1-55 E 453.4 feet to an iron pin; thence continuing S 1-55 E 391.2 feet to an iron pin; thence S 82-00 E 41.2 feet to an iron pin, the point of beginning.

It is the intention of the grantors herewith to convey all their interest in the entire triangular strip located between the tract containing 50 acres, more or less, presently owned by grantees on Augusta Road.

The property conveyed herewith is conveyed subject to all easements, restrictions and rights of way of record.

The property conveyed herewith is a portion of the J. Walter Moon, Sr. Estate, and this conveyance is made pursuant to the terms of his will as is more fully set out by his estate file in the Probate Court for Greenville County in Apartment 680 at File 14.

It is understood that Elizabeth Frances Tripp owned a portion of the within described property individually and it is her intention to convey this portion owned by her individually in this conveyance.

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 5th day of March 19 70.

SIGNED, sealed and delivered in the presence of: Sharon D. Cochran, Beverly C. Justice

Elizabeth Frances Tripp, Individually, and as Trustee and EXECUTORS (SEAL) Lula Grace Griffin, Individually, and as Trustee and EXECUTORS (SEAL) Bobbie West Moon Green, Individually, and as Trustee and EXECUTORS (SEAL) James Walter Moon, Jr., Individually, and as Trustee and EXECUTORS (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 5th day of March 19 70 Sharon D. Cochran (SEAL) Notary Public for South Carolina My commission expires: 8-4-79 Beverly C. Justice

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 5th day of March 1970. Sharon D. Cochran (SEAL) Notary Public for South Carolina My commission expires: 8-4-79 11th day of March 19 70, at 9:10 A. M., No. #19763

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