

STATE OF SOUTH CAROLINA, GREENVILLE CO. S. C.

GREENVILLE COUNTY FEB 2 11 43 AM 1952

Know All Men by These Presents:

That I, C. P. Bayne, OLLIE FARNSWORTH in the State aforesaid, in consideration of the sum of Two Thousand (\$2,000.00) 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 J. Buford Ducker and Vida M. Ducker, their heirs and assigns

All that piece, parcel or lot of land in Santt Township, Greenville County, State of South Carolina, being known and designated as Lot #31 of Concession as shown by a Plat thereof made by R. M. Dalton, Engineer, December, 1943, and recorded in the R. M. C. Office for Greenville County, S. C. in Plat Book K, Page 276; said Lot having the course, distances, notes and bearings as are shown on said Plat.

Also all that piece, parcel or lot of land adjoining the property above described and having the following metes and bounds, to-wit:

Begin at an iron pin on Fifth Street at the corner of Lot 31 and running thence S. 42-20 W. 60 feet to an iron pin; thence S. 47-42 E. 175 feet to an iron pin; thence N. 42-18 E. 60 feet to an iron pin on the line of Lot 31; thence along the line of Lot No. 31 N. 47-42 W. 175 feet to the beginning corner, this being the same lot of land conveyed to me by W. M. Shelton and Harry F. Willison on the 29th day of May, 1947 and recorded in the R. M. C. Office for Greenville County in Deed Book M, Page 6.

This deed is made subject to the easements, reservations and limitations that are set forth in the deed of W. M. Shelton and Harry F. Willison to Blackhawk Hills, Inc., recorded in the R. M. C. Office for Greenville County, S. C., in Book of Deeds 233, at page 276.



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 2nd day of February in the year of our Lord One Thousand Nine Hundred and Fifty-two.

Signed, Sealed and Delivered in the Presence of C. P. Bayne (Seal), Mary C. Templeton (Seal), Archie L. Chandler (Seal)

State of South Carolina, Greenville County. Personally appeared before me Mary C. Templeton and made oath that she saw the within named grantor(s) C. P. Bayne, sign, seal and as his act and deed deliver the within written deed, and that she, with Archie L. Chandler witnessed the execution thereof. Sworn to before me this 2nd day of February, A. D. 1952. Archie L. Chandler (Seal) Notary Public for South Carolina. Mary C. Templeton (Seal)

State of South Carolina, Greenville County. RENUNCIATION OF DOWER. I, Archie L. Chandler Notary Public, do hereby certify unto all whom it may concern, that Mrs. Blanch M. Bayne wife of the within named C. P. Bayne 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 J. Buford Ducker and Vida M. Ducker, 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 2nd day of February, A. D. 1952. Archie L. Chandler (Seal) Notary Public for South Carolina. Blanche M. Bayne (Seal)

Cancelled documentary stamps attached: S. C. \$; U. S. \$; Recorded this day of 19 at M., No.

(OVER)