

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY NOV 12 10 54 AM 1957

OLLIE F. KNOW ALL Men by These Presents: N.C.

That We, J. M. Ramey and Lillie Ramey in the State aforesaid, in consideration of the sum of ONE AND NO/100 (\$1.00) DOLLARS, love and affection 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 N. M. Sanford and Bessie R. Sanford, their heirs and assigns:

ALL that lot of land in Greenville County, South Carolina on the southern side of Janice Court, being shown and designated as Lot #4 of Section I on a plat of Coleridge Terrace; made by J. Mac Richardson, October 1, 1952, and recorded in Plat Book "FF", at pages 16 and 17, and having, according to said plat, the following metes and bounds:

BEGINNING at an iron pin at the corner of Lot #3 (at the center line of a Duke Power Co. right of way) on the southern side of Janice Court and running thence with the southern side of Janice Court, S. 88-49 E., 68.4 feet to a point; thence with the fifty foot "turn around" at the end of Janice Courton the traverse line, S. 55-05 E., 58 feet to a point on the side line of Lot #5; thence with the line of Lot #5, S. 7-43 W., 144.7 feet to an iron pin on the line of property of Plat 4-Camilla Park; thence with the line of Camilla Park N. 88-49 W., 90 feet to an iron pin at the rear corner of Lot #3 and at the center of a Duke Power Company right of way; thence with the line of Lot #3 (being the center of said right of way) N. 2-09 W., 176.5 feet to the beginning corner.

Subject, however, to such rights as the Duke Power Company may have over a fifty foot strip along the western boundary of this lot.

This is a portion of the property conveyed to J. M. Ramey by deed recorded in Vol. 279, at page 14, and conveyed to J. M. Ramey and Lillie Ramey by deed recorded in Vol. 381, at page 213.

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 4th day of November in the year of our Lord One Thousand Nine Hundred and Fifty-seven

Signed, Sealed and Delivered in the Presence of Richard H. Benson, J. M. Ramey, Lillie Ramey, James B. Arrowood

State of South Carolina, Greenville County Personally appeared before me Richard H. Benson and made oath that he saw the within named grantor(s) J. M. Ramey and Lillie Ramey sign, seal and as their act and deed deliver the within written deed, and that he, with James B. Arrowood witnessed the execution thereof. Sworn to before me this 4th day of November, A. D. 19 57 Notary Public for South Carolina

State of South Carolina, Greenville County RENUNCIATION OF DOWER I, Richard H. Benson Notary Public, do hereby certify unto all whom it may concern, that Mrs. Lillie Ramey wife of the within named J. M. Ramey 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 N. M. Sanford and Bessie R. Sanford, the 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 4th day of November, A. D. 19 57 Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$ U. S. \$ Recorded this 12th day of November 19 57, at 10:54 A. M., No. 26493

242-5-107