

Prepared by WYCHE, BURGESS, FREEMAN & PARHAM, Attorneys at Law, Greenville, S. C.

State of South Carolina
GREENVILLE COUNTY

OLLIE M. BROWN
R. M. C.

TITLE TO REAL ESTATE
Know All Men by These Presents:

That P. L. BRUCE AND COMPANY, a Limited Partnership, hereafter referred to as Grantor, in consideration of the sum of Ten Dollars and other valuable consideration ----- ~~TEN DOLLARS~~ paid to Grantor by Homer Styles and Alvin F. Batson, 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, their heirs and assigns,

ALL that piece, parcel or lot of land in the State and County aforesaid on the Northerly side of South Carolina Highway #291 near the City of Greenville, as shown on plat of property of Homer Styles, prepared by Jones Engineering Service, dated October 27, 1969, and having, according to said plat, the following metes and bounds:

BEGINNING at an iron pin on the Northerly side of South Carolina Highway #291, joint corner of property conveyed herein and property now or formerly of Lyda, and running thence N. 5-45 W. 27.2 feet to an iron pin; thence turning and running N. 73-45 E. 378.3 feet to an iron pin; thence S. 16-45 E. 98.9 feet to an iron pin; thence N. 73-45 E. 64 feet to an iron pin; thence S. 34-40 W. 190.7 feet to an iron pin on the Northerly side of South Carolina Highway #291; thence running along the Northerly side of said highway N. 73-04 W. 100 feet to an iron pin; thence continuing along said highway N. 70-49 W. 100 feet; thence continuing along said highway N. 68-36 W. 100 feet; thence continuing along said highway N. 66-19 W. 72.5 feet to the point of beginning.

The foregoing conveyance is subject to the rights of the County and public, if any, in and to a certain 30-foot street known as Ray Street which has heretofore been shown as crossing part of this property.

This conveyance is also subject to easements, rights-of-way, and restrictions of public record.

The property described herein is a portion of the property conveyed to Grantor by deed recorded in the Office of the R. M. C. for Greenville County in Deed Book 811, at page 65.

For True Consideration See Affidavit
Book 811 Page 3

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 6th day of November, 1969.

Signed, Sealed and Delivered in the Presence of



P. L. BRUCE AND COMPANY, a Limited Partnership (Seal)

By Thomas S. Bruce, The General Partner (Seal)

Greenville County (Seal)
Grantor

STATE OF SOUTH CAROLINA,
GREENVILLE COUNTY

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

2nd day of November, 1969

Ollie M. Brown (Seal)
Notary Public for South Carolina

My Commission expires January 1, 1973.

STATE OF SOUTH CAROLINA,
GREENVILLE COUNTY

RENUNCIATION OF DOWER

NOT NECESSARY

I, the undersigned Notary Public, do hereby certify

unto all whom it may concern, that Mrs. _____, 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____

Notary Public for South Carolina

My Commission expires January 1, 197____

Recorded this 10 day of November, 1969, at 11:30 A.M., No. 11040

240-174-1