

JAN 6 4 22 PM '72
OLLIE FARNSWORTH
R. M. C.

KNOW ALL MEN BY THESE PRESENTS, that FANNIE LEFFERT

in consideration of One and no/100 (\$1.00) ----- Dollars,
and love and affection
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release
unto MORRIS LEFFERT, his heirs and assigns forever:

An undivided one-half (1/2) interest in and to:

ALL that piece, parcel, or lot of land, with the buildings and improvements thereon, in the City of Greenville, County of Greenville, State of South Carolina, on the southern side of Montclair Avenue (formerly Fairview Avenue), being known and designated as Lot No. 27 and the eastern portion of Lot No. 26, Block G, Highland Terrace, a plat of which is recorded in the R. M. C. Office for Greenville County, South Carolina, in Plat Book K, Page 121, and having, according to a survey thereof by Piedmont Engineering Service, dated September 9, 1952, and recorded in said R. M. C. Office in Plat Book CC, Page 175, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Water Street at the joint front corner of Lot No. 27 and a 15-foot alley at the rear of said lot, and running thence along the northern side of said 15-foot alley, N 76-43 W 43.3 feet to an iron pin at the original joint rear corner of Lots Nos. 27 and 26; thence continuing along the northern side of said 15-foot alley, N 76-43 W 12.5 feet to an iron pin in the rear line of Lot No. 26; thence on a line through Lot No. 26, N 13-42 E 152.3 feet to an iron pin in the line of Montclair Avenue; thence along the southern side of Montclair Avenue, S 80-08 12.5 feet to an iron pin at the original joint front corner of Lots Nos. 26 and 27; thence continuing along the southern side of Montclair Avenue by the traverse line S 70 E 50.1 feet to an iron pin at the southwest intersection of Montclair Avenue and Water Street; thence along the western side of Water Street, S 16-32 W 147.7 feet to the point of beginning.

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 or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(s)'s heirs or successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee(s)'s heirs or successors 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 23rd day of December, 1971

SIGNED, sealed and delivered in the presence of:

Fannie Leffert (SEAL)
FANNIE LEFFERT

(SEAL)

Sub L. Gunn
Loretta A. Swatt

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 written deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 23rd day of December, 1971

Sub L. Gunn (SEAL)
Notary Public for South Carolina.

Loretta A. Swatt

My Commission Expires 8/16/77

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

RENUNCIATION OF DOWER

NOT NECESSARY - GRANTOR
WIFE OF GRANTEE

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 or 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

day of 19

(SEAL)
Notary Public for South Carolina.

RECORDED this 6th day of January 1972, at 1:22 P. M., No. 18434

519 - 178-4-14