

TITLE TO REAL ESTATE—Prepared by ^{15 3 50 PM '74} Wilkins & Wilkins, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }
LONNIE S. TANNERSLEY
J.R.C.

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KNOW ALL MEN BY THESE PRESENTS, that WE, J. R. HOWARD & ETHEL W. HOWARD

in consideration of exchange of property valued at \$50.00 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 BOBBY JOE SMITH & FRIEDA C. SMITH, their heirs and assigns,

All that piece, parcel or strip of land in the county of Greenville, state of South Carolina, being known and designated as a small 10 ft strip across the rear of lot 163 as shown on plat of OAKCREST Subdivision as recorded in plat book GG page 131 of the RMC Office for Greenville County, S. C., having the following metes and bounds:

Beginning at an iron pin at the joint rear corner of lots 162 & 163, and running thence with the line of lot 163 S. 16-29 W. 142.9 feet to an iron pin, the joint rear corner of Lots 163 & 164; thence with the joint line of said lots N. 73-31 W. 10 feet to a point in said line; thence with a new line across the rear of lot 163, N. 16-29 E. 138.1 feet to a point on the joint line of lots 162 & 163; thence with the joint line of said lots N. 80-59 E. 10 feet to an iron pin the point of beginning.

This is a portion of the property conveyed to grantors by R. H. Ballard and H. G. Ballard by deed dated 5/25/70 recorded 5/26/70 in deed vol. 890 page 473 of the RMC Office for Greenville County, S. C., and is conveyed subject to any recorded restrictions, easements or rights of way or those shown on the plat or on the ground.

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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 15 day of March, 19 74

SIGNED, sealed and delivered in the presence of: J.R. Howard (SEAL)
J. R. Howard (SEAL)
Ethel W. Howard (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 written deed and that (s)he, with the other witness subscribed above, witnessed the execution thereof.

SWORN to before me this 15 day of March 1974

[Signature] (SEAL) Ethel W. Howard
Notary Public for South Carolina witness
My commission expires March 2, 1981

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 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 15 day of March, 1974

[Signature] (SEAL) Ethel W. Howard
Notary Public for South Carolina
My commission expires March 2, 1981

RECORDED this MAR 15 1974 day of 1974 at Greenville M. No. 22964

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