

State of South Carolina
GREENVILLE COUNTY

TITLE TO REAL ESTATE

Known All Men by These Presents:

That JOHN H. MAULDIN hereafter referred to as Grantor, in consideration of the sum of TEN AND NO/100 (\$10.00) DOLLARS, paid to Grantor by JAMES HENRY GRAVES hereafter referred to as Grantee, at and before the signing 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, **his Heirs and Assigns, forever:**

ALL that piece, parcel or lot of land in the City and County of Greenville fronting on the South side of Swanson Court, near North Main Street, and having, according to a plat entitled "Property of J. H. Graves", made by T. H. Walker, Jr., R.L.S., January 19, 1974, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the South side of Swanson Court, which iron pin is N. 86-45 E. 191.3 feet from the Southeastern intersection of North Main Street and Swanson Court, and running thence with the South side of Swanson Court the three (3) following courses and distances to an iron pin: N. 86-45 E. 51 feet; S. 86-02 E. 54 feet; and S. 69-50 E. 60 feet; thence with the joint line of Lot 1 of Swanson Court S. 23-54 W. 66 feet to an iron pin; thence with the joint line of property of the Grantee the three (3) following courses and distances to an iron pin on the South side of Swanson Court, the point of beginning: N. 46-56 W. 45 feet; N. 53-42 W. 57.7 feet; and N. 72-40 W. 57.7 feet; being a portion of Swanson Court acquired by and developed by the Grantor.

FILED
GREENVILLE CO. S. C.
NOV 7 12 35 PM '74
CLERK OF SUPERIOR COURT

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 Successors/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 7th day of November, 19 74.

John H. Mauldin (Seal)

Grantor

Signed, Sealed and Delivered in the Presence of
B.E. Mauldin

Grantor

STATE OF SOUTH CAROLINA,
GREENVILLE COUNTY

Personally appeared before me the undersigned witness and made oath that he saw Grantor or the Grantor by its duly authorized officer(s) 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 7th day of November, 19 74.
B.E. Mauldin (Seal)
Notary Public for South Carolina

My Commission expires ~~XXXXXXXXXX~~ 6-1-75

STATE OF SOUTH CAROLINA,
GREENVILLE COUNTY

RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that Mrs. Mary B. Mauldin 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 7th day of November, 19 74.
B.E. Mauldin (Seal)
Notary Public for South Carolina

My Commission expires ~~XXXXXXXXXX~~ 6-1-75

RECORDED NOV 7 '74
12:35 P. M. No. 11892

Recorded this _____ day of _____ 19 _____ at _____

108590

4328 RV-2