

GREENVILLE CO. S. C.

TITLE TO REAL ESTATE—Offices of Leath, Walker, Todd & Mann, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

DONNIE S. TANKERSLEY  
R.H.C.

Vol 1038 pg. 793

KNOW ALL MEN BY THESE PRESENTS, that Jesse T. Brown

in consideration of TEN AND NO/100 (\$10.00) AND PARTITION----- Dollars,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s), the receipt of which is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto Wallace E. Turner, his heirs and assigns forever, all of his undivided one-half (1/2) interest in and to

ALL that certain piece, parcel or lot of land lying and being in the City of Greenville, in the County of Greenville, State of South Carolina, being shown as Lots 37 and 38 as shown on two plats prepared by Jones Engineering Service, dated October 15, 1976, and recorded in the Office of the Clerk of Court for Greenville County in Plat Books 4M at Page 199 and 4H at Page 103, and being more fully described according to said plats, as follows:

BEGINNING at an iron pin at the joint front corner of Lots 35 and 37 and running thence N. 14-20 E. 150 feet to an iron pin; thence S. 88-10 W. 111.8 feet to an iron pin; thence S. 0-21 E. 132.6 feet to an iron pin on Circle Drive; thence S. 87-12 E. 48 feet to a point on Circle Drive; thence S. 75-40 E. 27 feet to an iron pin, the point of beginning; and - 235 - 165 - 2 - 2.2

BEGINNING at an iron pin on the joint front corner of Lots 37 and 38 and running thence N. 0-21 W. 132.6 feet to an iron pin at the joint rear corner of Lots 37 and 38; thence S. 67-59 W. 170 feet to an iron pin at the joint rear corner of Lots 38 and 39; thence S. 42-40 E. 133.6 feet to an iron pin on Circle Drive; and thence N. 66-24 E. 75 feet to an iron pin, the point of beginning. - 235 - 165 - 2 - 2.1

The Grantor hereby retains an easement and right-of-way over and across Lot 37 to run in perpetuity with Lot 35, such easement and right-of-way being more particularly described in the Agreement for Easement and Right-of-Way, of even date, recorded in the RMC Office of Greenville County in Deed Bk. 1038 at page 802.

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 28<sup>th</sup> day of June, 19 76.

SIGNED, sealed and delivered in the presence of:  
Jesse T. Brown (SEAL)  
Maureen Hughes (SEAL)  
Donnie S. Tankersley (SEAL)

STATE OF SOUTH CAROLINA } PROBATE  
COUNTY OF Greenville }

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 28<sup>th</sup> day of June 19 76  
Maureen Hughes (SEAL) Donnie S. Tankersley  
Notary Public for South Carolina  
My commission expires: 12-6-84

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER  
COUNTY OF Greenville }

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 29<sup>th</sup> day of June 19 76  
Catherine L. Brown  
Maureen Hughes (SEAL)  
Notary Public for South Carolina  
My commission expires: 12-6-84

RECORDED this JUN 29 1976 at 2:43 P. M., No. 34071

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