

1045 729
 TITLE TO REAL ESTATE
 STATE OF SOUTH CAROLINA
 COUNTY OF GREENVILLE
 Ira G. Shipman and
 Marjorie G. Shipman
 303 North Main Street P.O. Box 345
 Travelers Rest, S. C. 29690
 KNOW ALL MEN BY THESE PRESENTS, that George Peterson

in consideration of Twenty-Seven thousand five hundred and no/100ths--(\$27,500.00) 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 Ira G. Shipman and Marjorie G. Shipman, their heirs and assigns forever:

All that certain piece, parcel or lot of land, situate, lying and being in the State of South Carolina, County of Greenville, situate on the northwestern side of U. S. Highway 25, being shown on a plat of the property of William Edward Ervin and Peggy L. Ervin dated July 14, 1970, prepared by Carolina Engineering and Surveying Company recorded in Plat Book 4-E at Page 111 in the RMC Office for Greenville County and having, according to said plat, the following metes and bounds, to-wit:

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Beginning at an iron pin on the northwestern side of U. S. Highway 25, which iron pin is N 50-44 E 70 feet from the intersection of Hart Street and U. S. Highway 25 and running thence N 36-30 W 201.1 feet to an iron pin; thence N 52-10 E 70 feet to an iron pin; thence S 36-30 E 70 feet to an iron pin; thence N 53-18 E 16 feet to an iron pin; thence S 36-30 E 128.5 feet to an iron pin on the northwestern side of U. S. Highway 25; thence with said highway, S 50-44 W 86 feet to the point of beginning.

This is the same property conveyed to George Peterson by deed of William Edward Ervin and Peggy L. Ervin by deed dated October 19, 1972 and recorded in the RMC Office for Greenville County in Deed Volume 973 at Page 70.

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This conveyance is subject to any and all existing reservations, easements, rights of way, zoning ordinances and restrictions or protective covenants that may appear of record or on the premises.

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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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns against the grantor(s) and the grantor's(s') heirs, successors and assigns 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 5th day of November 1976.

SIGNED, sealed and delivered in the presence of:

Ira G. Shipman (SEAL)
Marjorie G. Shipman (SEAL)
George Peterson (SEAL)

SOUTH CAROLINA COUNTY DOCUMENTARY TAX
 30.25

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

SWORN to before me this 5th day of November 1976

S. Gray Walsh (SEAL)
 Notary Public for South Carolina
 My commission expires: 2/2/79

Cleo L. Lee
 DOCUMENTARY TAX 55.00

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, 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
 5th day of November 1976
S. Gray Walsh (SEAL)
 Notary Public for South Carolina
 My commission expires: 2/2/79

George Peterson

RECORDED this NOV 5 1976 day of at 4:00 P. M. No. 477-2

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