

HORTON, DRAWDY, MARCHBANKS, ASHMORE, CHAPMAN & BROWN, P.A. 307 PETTIGRU STREET, GREENVILLE, S.C. 29603

STATE OF SOUTH CAROLINA } Mr. and Mrs. Kenneth J. Cousson
COUNTY OF GREENVILLE } 1 Collingwood Drive
Greenville, South Carolina

GREENVILLE CO. S. C.
MAY 13 4 47 PM '77

KNOW ALL MEN BY THESE PRESENTS, that Wallace L. Duncan and Lettie Jean Duncan

in consideration of Forty-one Thousand Five Hundred and No/100 ----- (\$41,500.00) ----- 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 Kenneth Joel Cousson and Kay S. Cousson, their heirs and assigns forever:

ALL that piece, parcel or lot of land, with improvements thereon, situate, lying and being on the northern side of Collingwood Drive (formerly Clearview Drive) and being known and designated as Lot No. 40 of Morningside Subdivision as shown on plat thereof recorded in the R.M.C. Office for Greenville County in Plat Book FF at Page 84 and having the following metes and bounds, to-wit:

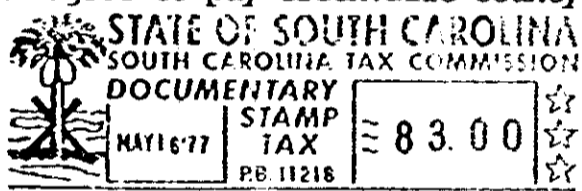
BEGINNING at an iron pin on the northern side of Collingwood Drive at the joint front corner of Lots 32 and 40 which iron pin is situate at the northwestern corner of the intersection of Richbourg Road and Collingwood Drive and running thence along the joint line of said lot lines N. 45-23 E., 304.6 feet to an iron pin; thence S. 54-15 E., 113.9 feet; thence along the line of Lot 41, S. 35-54 W., 187.3 feet to an iron pin; thence along the northern side of Collingwood Drive N. 81-44 W., 80 feet; thence along said drive S. 86-40 W., 120.7 feet to the point of beginning.

This conveyance is made subject to all easements, conditions, covenants, restrictions and rights of way which are a matter of record and/or actually existing on the ground affecting the above described property.

- 271-277.1-2-5

This is the same property conveyed to the Grantors herein by deed of Willie Maude A. Entrekin recorded in the R.M.C. Office for Greenville County March 11, 1968 in Deed Book 839 at Page 361.

The Grantees assume and agree to pay Greenville County property taxes for the year 1977 and all subsequent years.



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 assigns against the grantor(s) and the grantor'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 13th day of May 19 77.

SIGNED, sealed and delivered in the presence of

DeLone Tuck
James C. Blahely, Jr.

Wallace L. Duncan (SEAL)
Lettie Jean Duncan (SEAL)

_____ (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 13th day of May 19 77.

James C. Blahely, Jr. (SEAL)
Notary Public for South Carolina
My commission expires: 11/9/81.

DeLone Tuck

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 13th day of May 19 77.

Phillip B. Humphries (SEAL)
Notary Public for South Carolina
My commission expires: 12 Oct. 1986

Lettie Jean Duncan

RECORDED this 16th day of May 19 77 at 4:47 P/ M. No.

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