

✓ TITLE TO REAL ESTATE—Offices of Riley and Riley, Greenville, S. C. *Main Street, Mauldin, S.C.*

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

VOL 1031 PAGE 237

KNOW ALL MEN BY THESE PRESENTS, that Poinsett Realty Company

in consideration of Two Hundred, Twenty-five Thousand and No/100-----(\$225,000.00)-----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 J. Calvin Summey, Elva Brown and Rose Brown Cashin, their heirs and assigns forever:

ALL that piece, parcel or lot of land situate, lying and being in the City of Mauldin, County of Greenville, State of South Carolina, being shown on a plat prepared by J. L. Montgomery, III, RLS on March 20, 1974 and designated "Site of Mauldin Lumber Company", and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a spike 45 feet from the centerline of U.S. Highway 276 and running thence N. 83-02 E. 644.43 feet along the line of lands formerly of Jesse Fowler to an iron pin on the centerline of the C & WC Railroad and running thence along said centerline, S. 24-52 E. 101.08 feet to a point; thence continuing along said centerline, S. 25-57 E. 100.09 feet to a point; thence continuing along said centerline, S. 27-00 E. 100.09 feet to a point on said centerline; thence continuing along said centerline, S. 27-51 E. 100.1 feet to an iron pin on said centerline; thence S. 89-12 W. 716.6 feet along the line of land formerly of A. B. Clark estate to a point in concrete 45 feet from the centerline of U. S. Highway 276; thence N. 19-15 W. 308.57 feet to a spike, the point of beginning. Said parcel of land containing, according to said plat, 5.18 acres, more or less.

-799-M3.1-2-7

THIS being the same property conveyed to the Poinsett Realty Company by deed dated September 1, 1959, and recorded in the RMC Office for Greenville County, S.C. in Deed Book 636 at Page 126.

THIS conveyance is subject to any easements and rights of way affecting said parcel of land.

GREENVILLE COUNTY 7 1 5 2 SOUTH CAROLINA COUNTY DOCUMENTARY TAX 247.50

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 22 day of December, 1978

SIGNED, sealed and delivered in the presence of: POINSETT REALTY COMPANY (SEAL)
Richard C. Moore BY: Ralph S. Kendrick (SEAL)
Nancy K. Gilbert (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) 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 22 day of December 1978.
Richard C. Moore (SEAL) Nancy K. Gilbert
Notary Public for South Carolina My commission expires: 4-6-87

STATE OF SOUTH CAROLINA } NOT NECESSARY
COUNTY OF GREENVILLE } RENUNCIATION OF DOWER
CORPORATION DEED

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
day of 197
Notary Public for South Carolina (SEAL)
My commission expires:

RECORDED this day of DEC 22 1978 at 12:08 P. M. No. 15349

0 2 3 7

4328 RV-2