

TITLE TO REAL ESTATE - 7:27 3 59 PM '78

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

110 E. Washington St. Greenville, S.C.  
Grantee's Mailing Address  
Route 2, Box 319  
Piedmont, SC 29673

KNOW ALL MEN BY THESE PRESENTS, that SUDIE RANKIN GRAHAM

in consideration of ONE AND NO/100 (\$1.00) Dollars,  
and partition of real estate,  
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and  
release unto

CLYDE RANKIN and ROSA LEE RANKIN, all my right, title and interest in  
and to:

ALL that lot of land situate on the southern side of Patterson Street (also known as Patterson Avenue) and on the eastern side of an unnamed county road in the County of Greenville, State of South Carolina being shown as a tract containing 0.173 acres on a plat of the property of Annie Rankin, et al dated June 5, 1978, prepared by Freeland & Associates, recorded in Plat Book 6-U at page 92 in the RMC Office for Greenville County and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Patterson Street at the corner of property now or formerly belonging to E. Smith, Sr. and running thence with the Smith property S 17-52 W 93.03 feet to an iron pin at the corner of 1.547 acre tract; thence with said tract S 0-56 W 86.85 feet to an iron pin at the corner of 0.532 acre tract; thence with said tract S 88-01 W 39.86 feet to an iron pin on an unnamed county road; thence with said road N 1-40 E 162 feet to an iron pin on Patterson Street; thence with said street N 77-10 E 66.76 feet to the point of beginning.

This property is conveyed subject to a 25-foot right of way easement for ingress and egress to and from a 1.547 acre tract, as shown on the aforementioned recorded plat. This easement is specifically reserved in favor of ingress and egress to and from said unnamed county road, as shown on said plat. This is to be an easement appurtenant, running with the land.

This is a portion of the property owned by Annie Rankin as of the date (CONT'D./ 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 29th day of December 1978

SIGNED, sealed and delivered in the presence of:

*[Signature]*  
Famer Highway E. N.W.  
7426 Geo. Palmer Highway  
Lanham, A.D. 21052

*[Signature]* (SEAL)  
Sudie Rankin Graham (SEAL)  
*[Signature]* (SEAL)  
*[Signature]* (SEAL)

DISTRICT OF COLUMBIA  
STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE  
CITY OF WASHINGTON

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 29th day of December 1978

*[Signature]* (SEAL)  
Notary Public for the District of Columbia, D.C.  
My commission expires: \_\_\_\_\_

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

RENUNCIATION OF DOWER NOT NECESSARY  
WOMAN GRANTOR

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 \_\_\_\_\_ day of \_\_\_\_\_ 19\_\_\_\_ (SEAL)  
Notary Public for South Carolina  
My commission expires: \_\_\_\_\_

RECORDED IN \_\_\_\_\_

1097-509

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