

Rt. 3, Hwy 418

Pelzer SC 29669

Prepared by FRICE & POAG, Attorneys at Law, Greenville, S. C.

BOOK 1119 PAGE 647

State of South Carolina

TITLE TO REAL ESTATE

GREENVILLE COUNTY S. C.

Know All Men by These Presents:

JULIA C. STEWART hereafter referred to as Grantor, in consideration of the sum of TEN DOLLARS (\$10.00) WITH LOVE AND AFFECTION DOLLARS, paid to Grantor by JACKIE C. SPEARMAN hereafter referred to as Grantee, at and before the sealing of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the said Grantee, his heirs and assigns, forever:

ALL that certain piece, parcel or tract of land containing 1.2 acres, more or less, situate, lying and being on the Northern side of S. C. Highway 418 as shown on plat entitled Property of Mary C. Spearman and William E. Myers dated November 10, 1972, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book 5-0, at Page 27, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the Northern side of South Carolina Highway 418 at the joint front corner of the premises herein described and property now or formerly of Childers, running thence with the line of property now or formerly of Childers, N. 21-00 E. 334 feet to an iron pin in the center of a county road; thence with the center of a county road, S. 75-59 E. 200 feet to an iron pin; thence with the line of property now or formerly of Strickland, S. 21-00 W. 187.7 feet to an iron pin on the Northern side of South Carolina 418; thence with the Northern side of South Carolina 418, S. 70-30 W. 261 feet to the point of beginning.

This conveyance is subject to all restrictions, set back lines, roadways, zoning ordinances, easements, and rights of way, if any affecting the above described property.

The above described property is the same conveyed to Grover C. Clark and Meddie G. Clark by the Deed of Andrew L. King January 19, 1949, and recorded January 26, 1949, in Deed Book 371, at Page 333. Grover C. Clark died testate and devised his one-half interest in the above described property to Mary C. Spearman, as will appear in the Probate Court, in Apartment 1137, at Page 17; Meddie G. Clark died testate and willed all of her property to the Grantor, as will appear in the Probate Court for Greenville County, in Apartment 1154, File 17.

- 45-596.2 - 1-11 NOTE

TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining. TO HAVE AND TO HOLD all and singular the said premises before mentioned unto the Grantee and Grantee's Heirs/Successors and Assigns forever. AND Grantor does hereby bind Grantor and Grantor's Successors/Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto Grantee and Grantee's Heirs/Successors and Assigns against Grantor and Grantor's Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the hand and seal of Grantor this 25th day of January, 1980

Julia Stewart (Seal)

Signed, Sealed and Delivered in the Presence of

Hauise M Taylor (Seal)
Laurie H... (Seal)
Grantor

STATE OF SOUTH CAROLINA

GREENVILLE COUNTY

Personally appeared before me the undersigned witness and made oath that he saw Grantor or the Grantor by its duly authorized officer(s) sign, seal and as Grantor's act and deed deliver the written deed and that said witness together with the other witness whose name is also above subscribed witnessed the execution of the within deed by Grantor.

Sworn to before me this 25th

day of January 19 80

Laurie H... (Seal)
Notary Public for South Carolina

My Commission expires 6/11/83

STATE OF SOUTH CAROLINA

GREENVILLE COUNTY

GRANTOR A WOMAN

RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify

that all and singular the rights, members, hereditaments and appurtenances to the said premises belonging, or in anywise incident or appertaining, that Mrs. ... wife of the within named Grantor did this day appear before me, and 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 or persons whomsoever, renounce, release, and forever relinquish unto Grantee and Grantee's Heirs/Successors and Assigns, all her interest and estate, and also all her right and claim of Dower of, in or to all and singular the premises above described.

GIVEN under my hand and seal this

day of 19

(Seal)
Notary Public for South Carolina

My Commission expires

Recorded this JAN 28 1980 day of

2:21 P.M. No.

964

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