

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

50 S.C.
12 23 PM '81
WILLIAMS

BOOK 1147 PAGE 922

KNOW ALL MEN BY THESE PRESENTS, that WILLIAM EARL EPPS, DENNIS EPPS and ROGER EPPS,

In consideration of ONE DOLLAR, LOVE AND AFFECTION,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto EARL B. EPPS, his heirs and assigns forever;

ALL of that certain piece, parcel or lot of land situate lying and being in Cleveland Township, Greenville County, State of South Carolina, on the western side of Geer Highway (U.S. 276) in Marietta, South Carolina near the Bates-Cleveland Township lines adjoining lands now or formerly owned by J. Poole, N. Ledford, D.W. and Mae G. Patterson, Mary F. Hall, Pritchett and a spring branch and containing two and 75/100 (2.75) acres, more or less, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of the Geer Highway near Noonie Ledford's store and running thence along said Highway S0-30W 220.6 feet to an iron pin on Patterson's line; thence S87W 60.3 feet to an iron pin; thence S52W 138.6 feet to a poplar, corner of Mary F. Hall's lot; thence N0-30W 141.2 feet to an iron pin; thence S88W 105.6 feet to an iron pin; thence S0-30W 224.4 feet to an iron pin on Patterson line east of a large maple; thence S87W 82.6 feet to an iron pin in branch near fork; thence along branch and up spring branch as property line (aprox. N39W 210 feet) to a stake between spring outlet and black gum; thence N24W over center of spring house 50 feet to iron pin (N.M.); thence with old line N60-15E 39 feet to an iron pin; thence N9-15W 66 feet to a large sweet gum; thence N85E 114.8 feet to an iron pin near a poplar; thence N4-45W 82.5 feet to an iron bar and pipe near James Poole's house; thence N85E 400.8 feet to the point of BEGINNING.

This being the same property conveyed to the grantor by deed of Earl B. Epps, dated May 7, 1980 and recorded in the RMC Office for Greenville County in Deed Book 1126 at Page 47.

7 (399) 514.8-1-13 (NOTE)

This conveyance is subject to any and all easements, restrictions, or rights of way either of record, on the plat or on the ground.

**

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 13 day of ~~April~~ MAY, 1981

SIGNED, sealed and delivered in the presence of:

[Signatures]

William E. Epps (SEAL)
William Earl Epps
Dennis Epps (SEAL)
Roger E. Epps (SEAL)
Roger Epps (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 13 day of ~~April~~ MAY, 1981
[Signature] (SEAL)

[Signature]

Notary Public for South Carolina.
My commission expires 5/23/87

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 singular the premises within mentioned and released.

GIVEN under my hand and seal this 13 day of ~~April~~ MAY 19 81
[Signature] (SEAL)
Notary Public for South Carolina.
My commission expires 5/23/87

Margaret Epps
Mary Lee Epps

RECORDED this _____ day of _____ 19____, at _____ M., No. _____

** This deed is recorded to cancel that certain deed dated May 7, 1980, which was executed and recorded in error.

RECORDED MAY 13 1981 at 12:23 P.M.

316-11

400 8 11291801

4328 RV-2

21
2
9
0