

STATE OF SOUTH CAROLINA,

GREENVILLE COUNTY

Know All Men by These Presents:

That I, Wash R. Brown, in the State aforesaid,
in consideration of the sum of ONE THOUSAND AND NO/100 (\$1000.00) DOLLARS,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said Eugene Rackley, his heirs and assigns, forever:

ALL that piece, parcel or lot of land situate, lying and being in Monaghan Mill Village, Greenville County, South Carolina, and being the major portion of that lot described as Lot No. 125, Section 2, as shown on a plat entitled "Addition to a Subdivision for Victor-Monaghan Mills, Greenville, S. C.", made by Pickell and Pickell, Engineers, Greenville, S.C. on September 2, 1952, and recorded in the R. M.C. Office for Greenville County in Plat Book "CC", at page 173, and being more particularly described as follows:

BEGINNING at an iron stake at the corner of Parker Road and YMCA Street and running South 4° 10' West for 182.6 feet; thence North 82° 56' West for a distance of 92 feet; thence North 7° 58' East for a distance of 184.4 feet more or less to Parker Road; thence along Parker Road South 82° .02' East for a distance of 83 feet to the point of beginning.

The foregoing is the major portion of that lot conveyed to Loyd T. Ayers and Esterine W. Ayers by deed of J. P. Stevens & Company, Inc. dated October 1, 1952, and recorded in the R. M.C. Office for Greenville County in Book 465 at page 461. This conveyance is made subject to the easements, rights of way, restrictive covenants and conditions contained in the foregoing deed to the grantors herein and by reference incorporated in this deed of conveyance.

The intent of this conveyance is to convey Lot No. 125, Section 2, as aforesaid, in its entirety with the exception of a driveway three feet wide, running parallel to the common line of Lots Nos. 86 and 125, which was reserved by the Grantors, Loyd T. Ayers and Esterine W. Ayers, in a deed recorded in Volume 495 at page 423.

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(s) hereinabove named, and his Heirs and Assigns forever.

And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s) Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s) Heirs and Assigns against the grantor(s) and the grantor's(s) Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor's(s) hand and seal this twenty-first day of July in the year of our Lord One Thousand Nine Hundred and fifty-four

Signed, Sealed and Delivered in the Presence of

Thelma Waddell
Julius B. Aiken



Wash R. Brown

(Seal)
(Seal)
(Seal)
(Seal)
(Seal)

State of South Carolina,
Greenville County

Personally appeared before me Thelma Waddell

and made oath that she saw the within named grantor(s) Wash R. Brown sign, seal and as his act and deed deliver the within written deed, and that she, with Julius B. Aiken witnessed the execution thereof.

Sworn to before me this twenty-first day of July, A. D. 19 54
Julius B. Aiken (Seal)
Notary Public for South Carolina

Thelma Waddell

State of South Carolina,
Greenville County

RENUNCIATION OF DOWER

I, Julius B. Aiken Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Lonnie F. Brown wife of the within named Wash R. Brown 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 Eugene Rackley, his Heirs 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 within mentioned and released.

GIVEN under my hand and seal this 21st day of July, A. D. 19 54
Julius B. Aiken (Seal)
Notary Public for South Carolina

Lonnie F. Brown

Cancelled documentary stamps attached: S. C. \$ _____; U. S. \$ _____
Recorded this 21st day of July, 19 54, at _____ M., No. #16181

12:33 P.M.

136-9-11