

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

DEC 9 12 08 PM 1954



OLLIE FAIRBANKS R.M.C. Know All Men by These Presents:

That Henry Y. Simmons in the State aforesaid, in consideration of the sum of Five Thousand and No/100 (\$5000.00) - - - 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 James D. Huff, his heirs and assigns forever:

All my one-half undivided interest in and to all that piece, parcel or lot of land in Gantt Township, Greenville County, State of South Carolina, being a portion of a larger tract known as the Old Smith Place (a plat of which was made by Dalton & Neves in February, 1927, and was recorded in the Office of the RMC for Greenville County in Plat Book J at Page 77), the tract herein conveyed being located near the Staunton Bridge Road 3 1/2 miles from the City of Greenville, bounded on the North by lands now or formerly of Scruggs, on the West and South by lands of Huff, and on the East by lands of Simmons and of Huff, and having the following metes and bounds, to-wit:

BEGINNING at a point on the Northern boundary of the larger tract above referred to which point is 360 feet in a Westerly direction from the Northeastern corner of the said larger tract, running thence North 67 degrees 05 minutes West 124 feet; thence South 5 degrees 50 minutes East 180 feet; thence South 67 degrees 05 minutes East 124 feet; thence North 5 degrees 50 minutes West 180 feet to point of beginning. Being the same property conveyed to the grantor by deed recorded in Deed Book 328 at Page 169.

ALSO: All that lot of land in Gantt Township, being a portion of a larger tract known as Old Smith Place (a plat of which was made by Dalton & Neves in February, 1927, Plat Book J at Page 77), the tract herein conveyed being located in the Staunton Bridge Road 3 1/2 miles from the City of Greenville, bounded on the North by lands now or formerly of Scruggs, on the West by lands by lands of Huff and Simmons, on the South by Lands of Huff and on the East by Staunton Bridge Road, and having the following metes and bounds to-wit:

BEGINNING at an iron pin on Staunton Bridge Road, and running thence N. 67-05 W. 360 feet; thence S. 5-50 E. 90 feet; thence S. 67-05 E. 360 feet to point in Staunton Bridge Road; thence along said Staunton Bridge Road N. 5-50 W. 90 feet to the point of beginning. Being the same property conveyed to the grantor by deed recorded in Deed Book 328 at Page 159.

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 6th day of December in the year of our Lord One Thousand Nine Hundred and fifty-four.

Signed, Sealed and Delivered in the Presence of

Signatures of witnesses: Lura Jane Turner, Belton O. Thomason, Jr. and four blank lines for seals.

STATE OF SOUTH CAROLINA, Greenville County } Personally appeared before me Lura Jane Turner

and made oath that s he saw the within named grantor(s) Henry Y. Simmons sign, seal and as his act and deed deliver the within written deed, and that s he, with Belton O. Thomason, Jr. witnessed the execution thereof.

Sworn to before me this 6th day of December, A. D. 19 54. Signature of Belton O. Thomason, Jr. (Seal) Notary Public for South Carolina

STATE OF SOUTH CAROLINA, Greenville County } RENUNCIATION OF DOWER I, Belton O. Thomason, Jr. Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Virginia W. Simmons wife of the within named Henry Y. Simmons 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 James D. Huff, his Heirs and Assigns, all her interest and estate, and also 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 6th day of December, A. D. 19 54. Signature of Belton O. Thomason, Jr. (Seal) Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$; U. S. \$; Recorded this 9th day of December 19 54 at 12:08 P.M. M., No. #28251

248-2-21-6