

FEB 18 12 18 PM 1955

STATE OF SOUTH CAROLINA,  
GREENVILLE COUNTY

OLLIE FARNSWORTH  
R.M.C.

Know All Men by These Presents:

We, Phedonia E. Cothran, Netta E. Jordan, Nannie E. Medlock,  
That James Epps, Jr. and William James Epps;

in the State aforesaid,

in consideration of the sum of One and no/100 ----- (\$1.00)---DOLLARS,  
and love and affection,

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 Bernice H. Epps, her heirs and assigns forever:

All our right, title and interest in and to all that piece, parcel or lot of land  
in Dunklin Township, Greenville County, State of South Carolina, containing 51 acres, more  
or less, and having the following metes and bounds, according to plat made by Dalton and  
Neves, February, 1945, of the property of Mary A. Cooley Estate, and having according to  
said plat the following metes and bounds:

BEGINNING at an iron pin at the joint corner of property now owned by G. L.  
Cooley Estate, and running thence with line of property of George Cooley and Fate Cooley,  
N. 57-25 E. 902 feet to post oak near spring; thence down spring branch as a line, the  
traverse lines being as follows: N. 89-45 E. 122 feet; S. 89-25 E. 266 feet; S. 86-00 E.  
271 feet; N. 72-35 E. 257 feet; N. 78-32 E. 151 feet; S. 49-40 E. 159 feet; S. 80-50 E.  
296 feet; N. 50-10 E. 117 feet; S. 86-00 E. 113 feet to iron pin, corner of property of  
J. W. and W. M. Clatworthy; thence with line of said property, S. 3-00 E. 1054 feet to  
iron pin, corner of property owned by Mrs. L. F. Scruggs; thence with line of said proper-  
ty, N. 88-00 W. 2318 feet to iron pin, corner of property of Estate of G. L. Cooley; thence  
with line of said property, N. 19-00 W. 519 feet to the beginning corner.

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 her 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 whomso-  
ever lawfully claiming or to claim the same or any part thereof.

Witness the grantor's(s) hand and seal this 15 day of April in the year  
of our Lord One Thousand Nine Hundred and Fifty-Four

Signed, Sealed and Delivered in the Presence of

*Ena W. King*  
*Ben C. Thornton*

*Phedonia E. Cothran* (Seal)  
*Netta E. Jordan* (Seal)  
*Nannie E. Medlock* (Seal)  
*James Epps, Jr.* (Seal)  
*William James Epps* (Seal)

STATE OF SOUTH CAROLINA,  
Greenville County

Personally appeared before me Ena W. King

and made oath that she saw the within named grantor(s) Phedonia E. Cothran, Netta E. Jordan, Nannie E.  
Medlock, James Epps, Jr. & William James Epps: sign, seal and as their act and deed deliver the within  
written deed, and that she, with Ben C. Thornton witnessed the execution thereof.

Sworn to before me this 15 day of April, A. D. 1954  
*Ben C. Thornton* (Seal)  
Notary Public for South Carolina

*Ena W. King*

STATE OF SOUTH CAROLINA,  
Greenville County

RENUNCIATION OF DOWER James Epps, Jr. is Un-  
married  
I, Ben C. Thornton Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Rachel L. Epps  
wife of the within named William James Epps

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, re-  
lease, and forever relinquish unto Bernice H. Epps, her 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 men-  
tioned and released.

GIVEN under my hand and seal this 15 day of April, A. D. 1954  
*Ben C. Thornton* (Seal)  
Notary Public for South Carolina

*Rachel L. Epps*