

STATE OF SOUTH CAROLINA, OLLIE FARNSWORTH, R.M.C. GREENVILLE COUNTY

Know All Men by These Presents:

That I, ALBERT L. SMITH

in the State aforesaid, in consideration of the sum of Ten Thousand Six Hundred Fifty-seven and no/100---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 LLEWELLYN BRUCE and TRILBY F. BRUCE, their heirs and assigns, forever:

ALL that lot of land with the buildings and improvements thereon, situate on the Southeast side of Tipperary Lane near the City of Greenville, in Greenville County, South Carolina, being shown as Lots 25 and 27 of Block "B", on plat of Kayfair Estates, made by C. C. Jones, Engineer, May, 1948, recorded in the R.M.C. Office for Greenville County, S. C., in Plat Book "S", page 72 (also recorded in Plat Book "S", page 99) and having according to said plat the following metes and bounds, to wit:

BEGINNING at an iron pin on the Southeast side of Tipperary Lane at joint front corner of Lots 25 and 26 of Block "B", and running thence with the line of Lot 25, S. 60-48 E., 150 feet to an iron pin; thence N. 29-12 E., 100 feet to an iron pin; thence with the line of Lot 28, W. 60-48 W., 150 feet to an iron pin on the Southeast side of Tipperary Lane; thence along the Southeast side of Tipperary Lane, S. 29-12 W., 100 feet to the beginning corner.

Lot 25 of Block "B" was conveyed to me by deed of Mae Campbell, dated July 26, 1955, recorded in Deed Book 530, page 426, R.M.C. Office for Greenville County, S. C.; and Lot 27 was conveyed to me by deed of J. T. Bidwell, dated June 15, 1955, recorded in said RMC Office in Deed Book 527, page 380.



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 their 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 13th day of December in the year of our Lord One Thousand Nine Hundred and Fifty-five.

Signed, Sealed and Delivered in the Presence of Frances B. Holtzclaw, Patrick C. Fant, and Albert L. Smith (Seal).

State of South Carolina, Greenville County. Personally appeared before me Frances B. Holtzclaw and made oath that he saw the within named grantor(s) Albert L. Smith sign, seal and as his act and deed deliver the within written deed, and that he, with Patrick C. Fant witnessed the execution thereof. Sworn to before me this 13th day of December, A. D. 1955. Patrick C. Fant (Seal) Notary Public for South Carolina.

State of South Carolina, Greenville County. RENUNCIATION OF DOWER. I, Patrick C. Fant, a Notary Public, do hereby certify unto all whom it may concern, that Mrs. Louise W. Smith wife of the within named Albert L. Smith did this day appear before me, and upon being privately and separately examined by me, did declare that she does freely, voluntarily, and without compulsion, dread or fear of any person or persons whomsoever, renounce, release, and forever relinquish unto Llewellyn Bruce and Trilby F. Bruce, their 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 13th day of December, A. D. 1955. Patrick C. Fant (Seal) Notary Public for South Carolina.