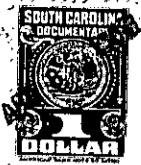


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BOOK 574 PAGE 363

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

OFFICE OF THE CLERK OF THE R.M.C.



Know All Men by These Presents:

That I, L. E. Smith

in consideration of the sum of \$200.00 and the assumption of two mortgages in the State aforesaid, 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

HAZEL S. WINGARD, her heirs, and assigns forever,

ALL that piece, parcel or lot of land with the improvements thereon situate, lying and being near the City of Greenville, County of Greenville, State of South Carolina and being more particularly described as LOT NO. 47 Section 1 as shown on a plat entitled "Subdivision of Village Houses, F.W. Poe Mfg. Co., Greenville, S. C." made by Dalton & Neves, July 1950 and recorded in the R.M.C. Office for Greenville County in Plat Book Y, at pages 26-31, inclusive. According to said plat, the within described lot is also known as No. 31 First Avenue and fronts thereon 65 feet.

This conveyance is made subject to the restrictions, easements and rights of way recorded in the R.M.C. Office for Greenville County pertaining to said Subdivision. This being the same property conveyed to L. E. Smith by Beverly Joy Spillane (Hunter) by deed dated March 31, 1956 and recorded in Deed Book 554, at page 190, R.M.C. Office for Greenville County.

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 whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor's(s) hand and seal this 3rd day of April in the year of our Lord One Thousand Nine Hundred and Fifty-Seven

Signed, Sealed and Delivered in the Presence of
Geraldine Welch
Hubert E. Nolin
L. E. Smith
(Seal)
(Seal)
(Seal)
(Seal)
(Seal)

State of South Carolina, Greenville County
Personally appeared before me Geraldine Welch
and made oath that she saw the within named grantor(s) L. E. Smith
deliver the within written deed, and that she, with Hubert E. Nolin sign, seal and as his act and deed witnessed the execution thereof.
Sworn to before me this 3rd day of April, A. D. 1957
Hubert E. Nolin (Seal)
Notary Public for South Carolina
Geraldine Welch (Seal)

State of South Carolina, Greenville County
RENUNCIATION OF DOWER Grantor is Widower
I, Notary Public, do hereby certify
unto all whom it may concern, that Mrs.
wife of the within named
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
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
day of
A. D. 19
Notary Public for South Carolina (Seal)
Recorded this 8th day of April 1957, at 1:19 P.M., No. 8363
150-12-3