

State of South Carolina }
Greenville COUNTY }
JUN 24 5 00 PM 1959

Know All Men by These Presents:

That We, Heyward E. Duncan and Thelma H. Duncan in the State aforesaid,
in consideration of the sum of One (\$1.00) DOLLARS,
and the recitals below,

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 grantee(s)

J.S. Paget and his heirs and assigns forever:
All of that parcel or lot of land in Chick Springs Township of Greenville County, South Carolina, lying on the south side of W. Poinsett Street and in the City of Greer, having the following courses and distances according to a plat thereof made for J.S. Paget by H.S. Brockman, Surveyor, dated September 25, 1958, to wit:

BEGINNING on an iron pin on the south side of West Poinsett Street, John W. Millwood's corner, and runs thence S. 7-58 W. 94.7 feet to an iron pin on unopened street; thence with this street S. 67-00 E. 70.5 feet to an iron pin, corner of lot now or formerly owned by B.P. Edwards; thence with line of that lot N. 13-45 E. 128 feet to an iron pin on the south side of W. Poinsett Street; thence therewith S. 87-58 W. 82 feet to the beginning.

On December 17, 1955, grantor, Thelma H. Duncan, by her deed conveyed to the grantee the above described lot of land, but the description therein is inaccurate. (See said deed recorded in Vol. 541, at page 487 in the R.M.C. Office for Greenville County). A recent survey after widening W. Poinsett Street has been made of said lot, disclosing errors in said deed, and the purpose of this instrument is to make the description conform to the area conveyed and to further warrant the title in grantee in conformity with said survey and plat. The grantee, grantors and their predecessors in title have been in exclusive possession for more than twenty (20) years of the entire area as above described, although holding under deeds which have inadequate descriptions. See plat made for J.S. Paget, et al., by H.S. Brockman, Surveyor, which described entire lot of J.S. Paget.

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 20th day of April in the year of our Lord One Thousand Nine Hundred and Fifty -nine.

Signed, Sealed and Delivered in the Presence of
[Signatures of witnesses] }
Thelma H. Duncan (Seal)
Heyward E. Duncan (Seal)
(Seal)
(Seal)

State of South Carolina }
Greenville COUNTY }
and made oath that he saw the within named grantor(s) Heyward E. Duncan and Thelma H. Duncan
deliver the within written deed, and that he, with H.D. Hawkins sign, seal and as their act and deed witnessed the execution thereof.

Sworn to before me this 20th day of April, A. D., 1959.
[Signature of Notary] (Seal)
Notary Public for South Carolina

State of South Carolina }
Greenville COUNTY }
I, H.D. Hawkins Notary Public, do hereby certify

RENUNCIATION OF DOWER
unto all whom it may concern, that Mrs. Thelma H. Duncan wife of the within named Heyward E. Duncan 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 J.S. Paget and 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 20th day of April, A. D., 1959.
[Signature of Notary] (Seal)
Notary Public for South Carolina
Thelma H. Duncan

Cancelled documentary stamps attached: S. C. \$; U. S. \$
Recorded this 24th day of June, 1959 at 5:00 P. M., No. 34784
69-3-1