BOOK 628 PAGE 143

5M—9-57
TITLE OF REAL ESTATE —Form 137½—W. A. Seybt & Co., Office Supplies, Greenville, S. C.

FILED
GREENVILLE CO. S. C.

STATE OF SOUTH CAROLINA

JUN 25 11 52 AM 1959

COUNTY OF GREENVILLE

OLIVIA N. COUNTS
R. M.C.

Know All Men by These Presents:

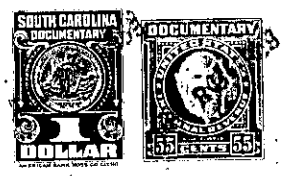
That We, Floyd N. Spearman and Mrs. V.E.Spearman in the State aforesaid, in consideration of the sum of Two Hundred Seventy-Five and no/100 ($275.00) DOLLARS,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipts whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said

James H. Gaines and Evelyn O. Gaines, their heirs and assigns, all that certain piece, parcel or lot of land situate, lying and being in Greenville County, South Carolina, being known and designated as Lot No. 5 of Ellison River Lots, and according to plat made by C. Edgar Williams, Jr., Engineer, September 21,1954, having the following metes and bounds,to-wit:

BEGINNING at a stake at the high water mark on the east bank of the South Saluda River, which point is 340.4 feet north of the Guest-Ellison property corner, and proceeding with the river, N.73-15 E. 110 feet to a stake; thence S.22-00 E. 51 feet to a stake on road right-of-way; thence with said right-of-way, S.54-30 W. 75 feet; thence N. 47-31 W. 86.8 feet to the point of beginning.

This being the same lot of land conveyed to grantors by Dessie H. Ellison by deed dated September 29,1954 and recorded in the RMC Office for Greenville County, S.C. in Deed Book 511,at Page 495.



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 s and seal s this 23rd day of June in the year of our Lord One Thousand Nine Hundred and fifty-nine.

Signed, Sealed and Delivered in the Presence of

Clarence A Cappell
B C Fletcher

Floyd N. Spearman (Seal)
Mrs. V. E. Spearman (Seal)
(Seal)
(Seal)
(Seal)

State of South Carolina
COUNTY OF Greenville

Personally appeared before me B. C. Fletcher

and made oath that he saw the within named grantor(s) Floyd N.Spearman and Mrs.V.E. Spearman sign, seal and as their act and deed deliver the within written deed, and that he, with Clarence A.Cappell witnessed the execution thereof.

B C Fletcher

Sworn to before me this 23rd day of June, A. D., 1959
Clarence A Cappell (Seal)
Notary Public for South Carolina

State of South Carolina
COUNTY OF Greenville

RENUNCIATION OF DOWER

I, Clarence A.Cappell Notary Public, do hereby certify unto all whom it may concern, that Mrs. Verletta E. Spearman (Mrs. V.E.Spearman) wife of the within named Floyd N.Spearman 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 H.Gaines and Evelyn O.Gaines, 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 23rd day of June, A. D., 19 59
Clarence A Cappell (Seal)
Notary Public for South Carolina

Verletta E Spearman
(Mrs. V. E. Spearman)

Cancelled documentary stamps attached: S. C. $____; U. S. $____ 11:52 A. M.

Recorded this 25th day of June 19 59, at / M., No. 34804