

State of South Carolina }
GREENVILLE COUNTY

FILED
MAR 3 1961



Mrs. G. R. H. S.

These Presents:

That I, -- Anna Kernells James, in the State aforesaid,
in consideration of the sum of one dollar, and love and affection for my son, DOLLARS,

James G. Kernells,
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)
James G. Kernells, his heirs and assigns forever:-

That certain lot of land in Oakland Township, said County and State, and as shown by plat thereof prepared by Charles K. Dunn, February 16, 1961, having the following courses and distances, to-wit:-

Beginning at iron pin on line of property of the Pelzer Mfg. Co., and cornering with J. R. Burns, and runs thence with the Burns line, N 89-15 E one hundred fifty-eight and eight-tenths (158.8) feet to iron pin on line of the Anna Franks property; thence with her line, S 1-15 E one hundred ten and seven-tenths (110.7) feet to iron pin, cornering with other property of the grantor; thence with line of grantor's other property, S 72-58 W one hundred eight and eight-tenths (108.8) feet to iron pin on line of a drive-way fifteen feet in width; thence over to the line of Pelzer Mfg. Co., and with its line, N 15-36 W one hundred forty-nine and one-tenth (149.1) feet to the beginning point; together with a drive-way to said lot from Bennett Street, and beginning at iron pin on the western edge of the other lot of grantor, and runs thence with said grantor's lot, N 15-36 W two hundred nineteen and two-tenths (219.2) feet to iron pin; thence over said driveway to the line of the Pelzer Mfg. Co. then with the line of Pelzer Mfg. Co. from said Bennett Street, N 15-36 W three hundred sixty-five and six-tenths (365.6) feet to the corner of the J. R. Burns tract; and bounded north by said J. R. Burns; East by Ann Franks; South by the remaining lot of the grantor, and west by property of the Pelzer Mfg. Co., and being a portion of the same lot conveyed to me (as Anna Kernells) by T. D. Nolan and Henry J. Covington, November 23rd, 1948, and recorded in Deed Book 385 page 29, RMC office for this County; said lot is No. B and the drive-way thereto shown on said plat.

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 first day of March in the year of our Lord One Thousand Nine Hundred and Sixty-one; and 185th yr of American Independence.

Signed, Sealed and Delivered in the Presence of

_____ } Anna Kernells James (Seal)
_____ } _____ (Seal)
_____ } _____ (Seal)
_____ } _____ (Seal)

State of South Carolina }
Greenville COUNTY

Personally appeared before me L. E. Wood
and made oath that he saw the within named grantor(s) Anna Kernells James
sign, seal and as her act and deed
deliver the within written deed, and that he, with James Vinson witnessed the execution thereof.

Sworn to before me this first
day of March, A. D., 1961.
James Vinson (Seal)
Notary Public for South Carolina

State of South Carolina }
_____ COUNTY

NO RENUNCIATION OF DOWER
woman grantor-

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., 1961.
_____ (Seal)
Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$ _____; U. S. \$ _____
Recorded this _____ day of _____, 1961 at _____ M., No. _____

(continued on next page)

6172-1-35.1
OUT OF 6172-1-35