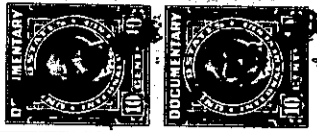


TITLE TO REAL ESTATE--Prepared by RAINEY, FANT & HO
STATE OF SOUTH CAROLINA,
GREENVILLE COUNTY



BOOK 696 PAGE 279

APR 16 11 21 AM 1962

Know All Men by These Presents:

That ESTON L. RODGERS

in the State aforesaid,
in consideration of the sum of Twenty-one Thousand Nine Hundred Fifty 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

AUGUSTIN F. ELLIS, his heirs and assigns, forever:

ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, near the City of Greenville, on the East side of Dexter Drive, being shown as Lot No. 50 on Plat of Drexel Terrace made by Piedmont Engineering Service, April 1, 1961, recorded in the R.M.C. Office for Greenville County, S. C., in Plat Book QQ, Page 177, and having according to said plat the following metes and bounds, to wit:

BEGINNING at an iron pin on the East side of Dexter Drive at joint front corner of Lots 49 and 50 and runs thence along the line of Lot 49 S. 85-38 E. 177.8 feet to an iron pin; thence N. 7-37 E. 110 feet to an iron pin; thence with the line of Lot 51 N. 87-08 W. 184.4 feet to an iron pin on the East side of Dexter Drive; thence along Dexter Drive S. 4--15 W. 105 feet to the beginning corner.

This is the same property conveyed to me by Drexel, Inc. dated July 26, 1961 and recorded in the R. M. C. Office for Greenville County, South Carolina in Deed Book 678 at page 525.

Grantee to pay 1962 taxes.



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 16th day of April in the year of our Lord One Thousand Nine Hundred and Sixty-two

Signed, Sealed and Delivered in the Presence of

Mae S. Campbell
John M. Flynn

Eston L. Rodgers (Seal)

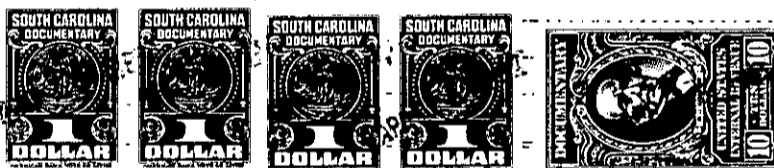
(Seal)

(Seal)

(Seal)

(Seal)

(Seal)



State of South Carolina,
Greenville County

Personally appeared before me Mae S. Campbell

and made oath that she saw the within named grantor(s) Eston L. Rodgers sign, seal and as his act and deed deliver the within written deed, and that she, with John M. Flynn witnessed the execution thereof.

Sworn to before me this 16th day of April, A. D. 1962
John M. Flynn (Seal)
Notary Public for South Carolina

Mae S. Campbell

State of South Carolina,
Greenville County

RENUNCIATION OF DOWER

I, John M. Flynn Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Juanita F. Rodgers wife of the within named Eston L. Rodgers 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 Augustin F. Ellis

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 16th day of April, A. D. 1962
John M. Flynn (Seal)
Notary Public for South Carolina

Juanita F. Rodgers

Cancelled documentary stamps attached: S. C. \$ _____; U. S. \$ _____
Recorded this 16th day of April 1962, at 11:21 A. M., No. #25544

276-5381-1-83