

TITLE TO REAL ESTATE-Prepared by KENDRICK & STEPHENSON, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA,

GREENVILLE COUNTY

JUN 12 5 27 PM 1963

OLLIE FARNSWORTH

Know All Men by These Presents:

That I, James P. Coleman, in the State aforesaid, in consideration of the sum of Twenty-Seven Hundred Fifty and no/100 (\$2,750.00) 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

Marion B. Uldrick, his heirs and assigns forever:

All that certain piece, parcel or lot of land lying and being on the southerly side of East Montclair Drive, in the City of Greenville, S. C., being known and designated as Lot No. 1 on plat entitled "Property of Jim Coleman", as recorded in the RMC Office for Greenville County, S. C. in Plat Book DDD, page 69, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southerly side of East Montclair Drive, said pin being the joint front corner of Lots 1 and 2, and running thence with the joint line of said Lots S 30-17 W 65 feet to an iron pin; thence continuing with the line of said Lots S 41-30 W 100 feet to an iron pin, joint rear corner of Lots 1 and 2; thence N 67-03 W 70 feet to an iron pin; thence N 22-36 E 176 feet to an iron pin on the southerly side of East Montclair Drive; thence with the southerly side of East Montclair Drive S 67-03 E 58 feet to an iron pin; thence continuing with said Drive S 48-00 E 52.1 feet to an iron pin, the point of beginning.

For deed into grantor see Deed Book 437, page 60.

GRANTEE TO PAY 1963 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 3rd day of June in the year of our Lord One Thousand Nine Hundred and Sixty-Three.

Signed, Sealed and Delivered in the Presence of

Signatures of Eunice D. Shelton and Schaefer B. Kendrick, and James P. Coleman with (Seal) markers.

State of South Carolina, Greenville County

Personally appeared before me Eunice D. Shelton

and made oath that she saw the within named grantor(s) James P. Coleman sign, seal and as his act and deed deliver the within written deed, and that she, with Schaefer B. Kendrick witnessed the execution thereof.

Sworn to before me this 3rd day of June, A. D. 1963. Schaefer B. Kendrick (Seal) Notary Public for South Carolina

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

I, Schaefer B. Kendrick, Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Jane H. Coleman wife of the within named James P. Coleman 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 Marion B. Uldrick, 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 3rd day of June, A. D. 1963. Schaefer B. Kendrick (Seal) Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$; U. S. \$; Recorded this 12th day of June 1963, at 5:27 P.M., No. #32160

519-187-1-19