



TITLE OF REAL ESTATE—Prepared by LOVE, THORNTON & ARNOLD.

ville, S. C.

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY



Know All Men by these Presents:

That Nettie Capps and Leonard R. Capps in the State aforesaid, in consideration of the sum of Six 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 Samuel T. Capps, his heirs and assigns forever:

All our undivided right, title and interest in and to:

All that certain lot of land lying in the State of South Carolina, County of Greenville, Saluda Township at the southwestern corner of an intersection of a County Road and Highway No. 130, containing 2.19 acres and being further shown on a survey entitled Property of J. R. Capps prepared by W. P. Morrow on May 18, 1952 and having the following courses and distances, to-wit:

BEGINNING At an iron pin on the western side of Highway No. 130 at the corner of property now or formerly owned by Clarence Green and the within described property and running thence along the Green Property, S. 64-30 W. 522 feet to a stone; thence N. 30-30 W. 98 feet to a point in the center of the said county road; thence running along the center of the county road as follows: N. 83 E. 117 feet to a point; thence N. 43-45 E. 105.5 feet to a point; thence N. 29-15 E. 190 feet to a point; thence N. 41-00 E. 323 feet to a point in the center of the intersection of the said county road and Highway 130; thence along the center of Highway 130 S. 00-15 E. 207 feet to a point; thence continuing along the center of said highway, S. 10-30 E. 156 feet to the point of beginning.

Being the same property conveyed to J. R. Capps by deed recorded in Deed Book 457 at Page 42, the said J. R. Capps having died intestate on April 28, 1955 and leaving as his heirs at law his two children, Samuel T. Capps and Leonard R. Capps and his wife, Nettie Capps 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 26th day of March in the year of our Lord One Thousand Nine Hundred and Sixty-Four

Signed, Sealed and Delivered in the Presence of Nancy Mitchell, Clifford F. Gaddy, Jr. (Seal) Nettie Capps (Seal) Leonard R. Capps (Seal)

STATE OF SOUTH CAROLINA, Greenville County Personally appeared before me Nancy Mitchell and made oath that she saw the within named grantor(s) Nettie Capps and Leonard R. Capps sign, seal and as their act and deed deliver the within written deed, and that she, with Clifford F. Gaddy, Jr. witnessed the execution thereof. Sworn to before me this 26th day of March, A. D., 19 64 Nancy Mitchell (Seal) Notary Public for South Carolina

STATE OF SOUTH CAROLINA, Greenville County RENUNCIATION OF DOWER I, Clifford F. Gaddy, Jr. Notary Public, do hereby certify unto all whom it may concern, that Mrs. Lucille L. Capps wife of the within named Leonard R. Capps 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 Samuel T. Capps, his Heirs and Assigns, all her interest and estate, and also 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 26th day of March, A. D., 19 64 Lucille L. Capps (Seal) Notary Public for South Carolina

455 - 6611-1 - 36