

JUN 7 9 41 AM 1966

BOOK 799 PAGE 571

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

ELLIE FARNSWORTH
R. M. O.

KNOW ALL MEN BY THESE PRESENTS, that I, MATTIE T. BATSON,

in consideration of Love and Affection-- Dollars,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto GAINES M. BATSON, JR., his heirs and assigns forever,

ALL that certain piece, parcel, or lot of land, with all the improvements thereon, situate, lying, and being near Club View Heights, at the foot of Paris Mountain, in Greenville County, South Carolina, which contains one acre, more or less, which is a portion of Tract 8 of the Property of the H.W. Batson Estate, which is shown on a Plat recorded in Plats Book MM, Page 5D, and which is described more particularly according to a revision of that Plat dated March 1, 1966, by C.O. Riddle, R.L.S., as follows.

BEGINNING at an iron pin in the western most line of Tract 8, which iron pin is 175 feet S. 28-35 E. from an iron pin at the western most corner of Tract 8, and running thence N. 61-52 E. 249 feet along the joint line of the property hereby conveyed and property conveyed today by the grantor herein to M.D. Brookshire and Janet B. Brookshire to an iron pin; thence S. 28-08 E. 175 feet to an iron pin; thence S. 61-52 W. 249 feet to an iron pin; and, thence N. 28-35 W. 175 feet to an iron pin, the point of beginning.

DERIVATION: Probate Court Apartment 897, File 13.

Grantor reserves to herself and her heirs and assigns, in perpetuity, a right -of-way or easement, for purposes of access, ingress, and egress, over that portion of the abovedescribed property described as follows.

BEGINNING at an iron pin which is the southern most corner of the above-described property and running thence N. 61-52 E. 15 feet; thence N. 28-08 W. 175 feet, more or less, to a point in the northern line of the abovedescribed property; thence S. 61-52 W. 15 feet to an iron pin; and, thence S. 28-08 E. 175 feet to an iron pin, the point of beginning.

ALSO, a right-of-way or easement, in perpetuity, for purposes of access, ingress, and egress, over that portion of a 13.28 acres tract of land conveyed today by grantor to Mac V. Patterson, in which portion grantor reserved a right-of-way or easement for those purposes. Reference hereby is made to the deed to Mac V. Patterson for a particular description of the portion of the tract conveyed to him which is subject to this right-of-way or easement.

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining; to have and to hold all and singular the premises before mentioned unto the grantee(s), and the grantee(s)'s heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(s)'s heirs or successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee(s)'s heirs or successors 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 31st day of May 19 66.

SIGNED, sealed and delivered in the presence of:

Mattie T. Batson (SEAL)

_____ (SEAL)

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) sign, seal and as the grantor's(s) act and deed deliver the within written deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 31st day of May 19 66.

Calloway Tucker (SEAL)
Notary Public for South Carolina.

Judith S. Gilstrap

STATE OF SOUTH CAROLINA }
COUNTY OF _____ }

RENUNCIATION OF DOWER GRANTOR IS A WOMAN

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named grantor(s) respectively, did this day appear before me, and each, 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 whomsoever, renounce, release and forever relinquish unto the grantee(s) and the grantee(s)'s heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this _____ day of _____ 19 _____

Notary Public for South Carolina.

RECORDED this 7th day of June 19 66 at 9:41 A. M. No. 34818

405-1-24
310-207-11-105-1-22