

State of South Carolina,
County of GREENVILLE

FILED
GREENVILLE CO. S. C.
OCT 23 3 44 PM '69
OLLIE FARNSWORTH
R. M. C.

KNOW ALL MEN BY THESE PRESENTS, That We, SAMUEL ANSEL SIMMONS AND BERTHA JANE SIMMONS BAYNE

in the State aforesaid, in consideration of the sum of One and No/100ths (\$1.00) Dollar and Love and Affection

to them in hand paid at and before the sealing of these presents by John Ansel Simmons

(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 JOHN ANSEL SIMMONS, his heirs and assigns, forever:

All that certain piece, parcel or lot of land situate, lying and being in Butler Township, Greenville County, State of South Carolina, as shown on a plat entitled "Property of Johnny A. Simmons", prepared by John A. Simmons, Surveyor, on September 8, 1969, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING on a nail and cap in the center of the Batesville Road at the Northeast corner of the property conveyed herein and running thence along the center of said road S. 3-58 W. 230 feet to a nail and cap at the intersection of Batesville Road and Godfrey Road; thence with the center of said Godfrey Road S. 46-54 W. 217 feet to a nail and cap; thence leaving said road N. 41-43 W. 324.4 feet to an iron pin; thence N. 47-07 E. 181.2 feet to an iron pin; thence N. 87-16 E. 257.7 feet (passing an iron pin at 25 feet) to the point of beginning, containing 2.16 acres, more or less.

This is a portion of the property conveyed to Lina V. Simmons by deed dated January 2, 1939, and recorded in the R.M.C. Office for Greenville County, State of South Carolina, in Deed Book 208 at page 392. The grantors and grantee herein are the sole devisees under the Will of Lina V. Simmons Smith on record in the Office of the Probate Judge for Greenville County, State of South Carolina, in Apartment 705, File 5.

This conveyance is subject to all roadways, easements, and rights of way, if any, affecting the above described property.

205- 531.1-1-9.5
OUT OF
531.1-1-9.1

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