

STATE OF SOUTH CAROLINA }
COUNTY OF }

NOV 26 1969
OLLIE FARNSWORTH
R. M. O.

KNOW ALL MEN BY THESE PRESENTS, that I, Reuben C. Halbrooks,

in consideration of One-Dollar, -----(\$1.00)-----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 Verna P. Halbrooks, her heirs and assigns, forever, one-half of my undivided interest in the following described real-estate:

ALL that certain piece, parcel or lot of land in Greenville County, State of South Carolina, Cleveland Township, near River Falls, on the Middle Saluda River, containing 1.25 acres, more or less, and being known and designated as a part of the J. C. Ragsdale Estate, a plat of which was made by G. A. Ellis, Surveyor, June 27, 1937, and having, according to a plat made by H. T. Corn, Surveyor, dated April 3, 1952, the following metes and bounds, to-wit:

BEGINNING at a point in the center of the Middle Saluda River, common corner with property of Benjamin G. Bowie and Etta V. Bowie and running thence through the center of the Middle Saluda River 270 feet to a point; thence N. 7-30 E. 275 feet to an iron pin; thence S. 84-00 E. 133 feet to a point; thence continuing S. 84-00 E. 133 feet to the Stansell Road; thence through the center of the Stansell Road 214 feet, more or less, to a point; thence S. 30 E. 118 feet to a point in the center of the Middle Saluda River, the point of beginning.

For Deed into Grantor see Deed Book 816 at Page 597.

This conveyance is subject to all restrictions, zoning ordinances, setback lines, roads or passageways, easements and rights of way, if any, affecting the above described property.

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 20 day of November 1969. Reuben C. Halbrooks (SEAL)

SIGNED, sealed and delivered in the presence of:

J. Henry Philpot Jr. (SEAL)
Judith H. O. Ellis (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 deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 20 day of November, 1969.

J. Henry Philpot Jr. (SEAL)
Notary Public for South Carolina.
My Commission Expires: 11/16
Judith H. O. Ellis

STATE OF SOUTH CAROLINA }
COUNTY OF Greenville }

-RENUNCIATION OF DOWER- Not Necessary - Grantee wife of Grantor

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. (SEAL)

RECORDED this 26 day of November 1969, at 11:26 A. M., No. 12352

475-6755-1-14