

FILED GREENVILLE CO. S. C.

TITLE TO REAL ESTATE- Offices of HILL, JAMES, & WYBET, Attorneys at Law, 100 Williams St., Greenville, S.C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

12 11 1976
DONNIE S. JAMES
HILL

KNOW ALL MEN BY THESE PRESENTS, that I, Harry O. Yearick

in consideration of Sixty-five Thousand Five Hundred Twenty and No/100 (\$65,520.00) ----- 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 Robert L. Smith, his heirs and assigns:

ALL that piece, parcel or lot of land situate, lying and being on the eastern side of Pennington Road in Oneal Township, in the County of Greenville, State of South Carolina, and shown as a 46.8 acre tract on a plat prepared by Terry T. Dill, April 17, 1972, and according to said plat has the following metes and bounds, to-wit:

BEGINNING at a point in the center of Pennington Road at its intersection with a County hard surfaced road, which road is approximately one mile North of the intersection of Pennington Road and S.C. Highway 101 and running thence with the County hard surfaced road, N. 86-31 E. 1,246 feet to an iron pin, running thence S. 00-57 W. 555 feet to an iron pin, running thence N. 77-12 E. 666 feet to an iron pin, running thence S. 05-12 W. 772 feet to a stone and an iron pin, running thence S. 85-36 W. 1892 feet to an iron pin on the bank of Pennington Road, running thence with the center of said road as the line N. 15-14 W. 76 feet N. 0-16 E. 462 feet N. 07-16 E. 716 feet to an iron pin point of beginning.

And being the identical property conveyed to the grantor herein by C. E. Runion by deed recorded in Book 998 at page 342; said tract is shown on the Greenville County Block Book as Dist. 315, page 634.2, Block 1, Lot 34.2.

This property is conveyed subject to easements, conditions, covenants, restrictions and rights of way which are a matter of record and actually existing on the ground effecting the subject property.

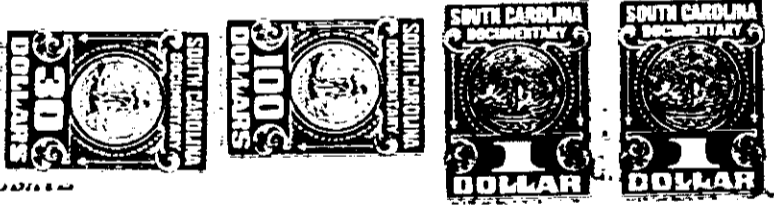
together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining, to have and to hold all and singular the premises before mentioned unto the grantee(s), and the grantee(s)'s heirs or successors and assigns, forever. 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 10th day of March ----- 19 76 .

SIGNED, sealed and delivered in the presence of:

Carol H. Maddox
William D. James

Harry O. Yearick (SEAL)

(SEAL)


STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

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 10th day of March ----- 19 76 .

William D. James (SEAL)
Notary Public for South Carolina.

Carol H. Maddox

My Commission Expires

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

RENUNCIATION OF DOWER

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 10th day of March ----- 19 76 .

William D. James (SEAL)
Notary Public for South Carolina.

My Commission Expires

RECORDED this _____ day of MAR 11 1976 10:37 A. M. No. 20000

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