

Grantee's Address: 26 Underwood Avenue, Greenville, South Carolina  
TITLE TO REAL ESTATE—Leve, Thornton, Arnold & Thompson, 410 E. Washington St., Greenville, S. C.

GREENVILLE CO. S. C.

VOL 1041 PAGE 215

STATE OF SOUTH CAROLINA )  
COUNTY OF GREENVILLE )

AUG 13 4 37 PM '76

DONNIE S. TANKERSLEY  
R.H.C.

KNOW ALL MEN BY THESE PRESENTS, that EMMETT F. COTHRAN

in consideration of Seventeen Thousand Five Hundred and no/100 (\$17,500.00)-----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 HATTIE H. MITCHELL, her heirs and assigns, forever:

ALL that piece, parcel or lot of land situate, lying and being on the western side of Underwood Avenue in the County of Greenville, State of South Carolina, being shown and designated as Lot No. 46 on plat of Glenn Grove Park Subdivision, dated May, 1924, prepared by R. E. Dalton, recorded in Plat Book F at Page 233 and being described according to said plat and a more recent plat entitled property of Hattie H. Mitchell, dated August 12, 1976, prepared by Freeland & Associates, as follows:

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BEGINNING at an iron pin on the western side of Underwood Avenue at the joint front corner of Lots 45 and 46 and running thence along the common line of said lots N. 74-12 W. 150 feet to an iron pin at the joint rear corner of said lots; thence along the common line of Lots 46 and 69 N. 15-48 E. 50 feet to an iron pin at the joint rear corner of Lots 46 and 47; thence along the common line of said lots S. 74-12 E. 150 feet to an iron pin at the joint front corner of said lots on the western side of Underwood Avenue; thence along said avenue S. 15-48 W. 50 feet to an iron pin, the point of beginning.

The above described property is conveyed subject to all restrictions, easements, rights-of-way or zoning existing or of record which affect the title to the above described property.

Derivation: Deed of W. J. Cothran to the grantor recorded December 13, 1968 in Deed Book 858 at Page 8. W. J. Cothran, who previously reserved unto himself a life estate in the subject property, died on or about 8/20/75 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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns against the grantor(s) and the grantor's(s') heirs, successors and assigns 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 13th day of August, 1976.

SIGNED, sealed and delivered in the presence of:

*S. Gray Walsh*  
*Lucille S. Cothran*



*Emmett F. Cothran* (SEAL)  
EMMETT F. COTHRAN  
35 (SEAL)



Greenville (SEAL)  
Stamps 19.25  
Paid \$ (SEAL)  
Act No. 390 Sec. 1

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 other witness subscribed above witnessed the execution thereof.

SWORN to before me this 13th day of August, 1976.

*S. Gray Walsh* (SEAL)  
Notary Public for South Carolina

*Lucille S. Cothran*

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, 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 13th day of August, 1976.

*S. Gray Walsh* (SEAL)  
Notary Public for South Carolina

*Lucille S. Cothran*

My commission expires: \_\_\_\_\_

RECORDED this \_\_\_\_\_ day of AUG 13 1976 19\_\_\_\_, at 4:37 P. M., No. 4380

RECORDED

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