

TITLE TO REAL ESTATE—Offices of Riley and Riley, Greenville, S. C.
Purchasers' address: Route 4, Greenville, S.C. 29605
STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

1045 7

KNOW ALL MEN BY THESE PRESENTS, that T. C. FERGUSON and LILA MAE FERGUSON

in consideration of -----FOUR THOUSAND SEVEN HUNDRED AND NO/100 (\$4,700.00)----- 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

RAYMOND H. ORR and BONNIE T. ORR, their heirs and assigns forever:

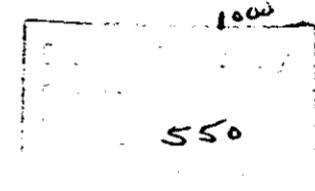
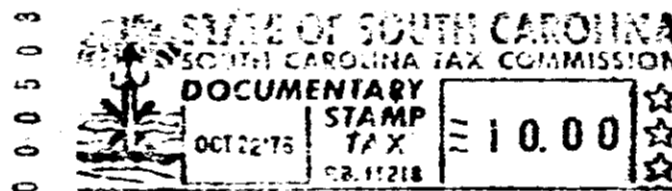
All that certain piece, parcel or tract of land in Greenville County, State of South Carolina, being shown and designated as Tract No. 1 on plat of property of proposed FERGUSON ESTATES, as shown on plat thereof, prepared by J. L. Montgomery, III., R.L.S., dated April 5, 1976, and having according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin in county road, which iron pin is located at the joint corner of property, now or formerly, of James Estate and running thence with said James estate, S. 36-54 E., 624.8 feet to an old iron pin in stone located at the joint corner of Tracts 1, 2 and 3 and property, now or formerly, of James Estate; thence N. 11-40 E., 527.01 feet crossing county road to a point; thence S. 88 W., 481.78 feet to an iron pin in county road, the beginning corner, containing 2.83 acres, more or less.

Being a portion of the same property conveyed to the grantors herein by Marie P. Riddle, by deed, dated March 28, 1974 and recorded April 1, 1974, in Deed Volume 996 at page 360 in the RMC Office for Greenville County.

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This conveyance is made subject to any restrictive covenants, building setback lines and rights of way and easements which may affect the above described property, and by Restrictive Covenants recorded in Deed Volume 1044 at page 907, covering FERGUSON ESTATES.



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 19th day of October, 1976.

SIGNED, sealed and delivered in the presence of:
Anne S. Allevine (SEAL)
Lila Mae Ferguson (SEAL)
Lila Mae Ferguson (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 19th day of October, 1976
Edward P. Riley (SEAL)
Notary Public for South Carolina
My commission expires: 8-12-80
Anne S. Allevine

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 19th day of October, 1976
Edward P. Riley (SEAL)
Notary Public for South Carolina
My commission expires: 8-12-80
Lila Mae Ferguson
Lila Mae Ferguson

RECORDED this OCT 23 1976 day of at 3:04 P. M. No. 11197

584.1-1-17

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