

State of South Carolina GREENVILLE CO. S. C. Knows All Men by These Presents:

COUNTY OF GREENVILLE JUN 28 1 57 PM '77

That I, Maude D. Simmons, in the State aforesaid,
in consideration of the sum of Ten Thousand and No/100 (\$10,000.00)----- DOLLARS,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (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 grantee(s) JACOBUS S. MUIS, HIS HEIRS AND ASSIGNS, FOREVER:

All that certain piece, parcel, or lot of land in the County of Greenville, State of South Carolina, on the westerly side of County Road, said parcel containing 4.0 acres as shown on plat entitled Property of Jacobus S. Muis, prepared by C. O. Riddle, RLS, June 22, 1977, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the easterly side of County Road at corner of other property of grantor and running thence with line of grantor, N. 73-42 W. 476.8 feet to an iron pin; running thence with property of Terry, N. 28-15 E. 395 feet to an iron pin; running thence with property of Lewis Simmons, S. 72-17 E. 476.5 feet to an iron pin in County Road; thence with said County Road the following courses and distances: S. 17-43 W. 32.2 feet to an iron pin; S. 50-08 W. 144.5 feet to an iron pin; and S. 16-17 W. 222 feet to the point of BEGINNING.

The within is a portion of the property heretofore conveyed to Clifton H. Simmons and Maude D. Simmons by deed of C. E. Robinson, Trustee, recorded in the RMC Office for Greenville County, S. C., on 27 April 1943, in Deed Book 253, at Page 105. Clifton H. Simmons died testate March 12, 1975, devising his interest in the subject property to the grantor herein. (SEE Apartment 1373, File 25 of the records of the Probate Court for Greenville County, S. C.)

Grantor and grantee agree to prorate the 1977 taxes upon receipt of the tax notice.

448.3-1-13.7
379-448.3-1-13

TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining

TO HAVE AND TO HOLD all and singular the said Premises before mentioned unto the grantee(s) hereinabove named, 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, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s') Heirs, or Successors and Assigns against the grantor(s) and the grantor's(s') Heirs 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 28th day of June, 1977

Maude D. Simmons (Seal)

Signed, Sealed and Delivered in the Presence of
Barbara B. Payne (Seal)

DOCUMENTARY STAMP TAX 20.00
PB. 11218

State of South Carolina
COUNTY OF GREENVILLE

Personally appeared before me 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 28th day of June, A. D., 1977

Notary Public for South Carolina Commission Expires October 20, 1979 (Seal)

Barbara B. Payne (Seal)

State of South Carolina
COUNTY OF GREENVILLE

"GRANTOR IS A WOMAN"
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) 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 or persons whomsoever, renounce, release, and forever relinquish unto the grantee(s) and the grantee's Heirs, or Successors and Assigns, all the interest and estate, and also her right and claim of Dower of, in or to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this

day of _____, A. D., 19____ (Seal)

Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$ _____ U. S. \$ _____

Recorded this JUN 28 1977 at 1:57 P.M. M. No. 26109

SOUTH CAROLINA COUNTY DOCUMENTARY TAX 11.00

0432

4328 RV-2