

David W. Talley Middleton Apr. Greer, S. C. 27051--
STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

FIFTY
GREENVILLE CO. S.C.
SEP 14 12 25 PM '77
DONNIE S. TANNERSLEY

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KNOW ALL MEN BY THESE PRESENTS, that Howard Thomason, Jr. and Margaret W. Thomason

in consideration of ---Forty Thousand and NO/100 (\$40,000.00) 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 David W. Talley and Linda C. Talley and their heirs and assigns forever,

ALL that piece, parcel or tract of land, with all improvements thereon, containing 17.5 acres, more or less, situated in Greenville County, State of South Carolina, (acreage includes 2.24 acres in Duke Power Right of Way), in O'Neal Township, about 5 miles north of Greer on the northeast side of S.C. Highway No. 135, also known as McElhaney Road, near Washington Baptist Church, and being shown and designated as "property of M.L. Cox Estate" dated Aug 1, 1972, prepared by John A. Simmons, surveyor, recorded in Plat Book 4-U page 51, RMC Office for Greenville County, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a nail and cap in the center of S. C. Highway No. 135 (iron pin back at 40.2 feet) and running along and with the center of S. C. Highway No. 135 S. 29-58 W. 488 feet, S. 31-18 W. 100 feet, S. 36-54 W. 100 feet, S. 41-24 W. 100 feet, S. 42-09 W. 100 feet, S. 45-34 W. 100 feet, S. 51-58 W. 108.1 feet; thence leaving S. C. Highway No. 135 and running thence S. 67-15 E. 27.8 feet to an iron pin; thence S. 77-03 E. 966 feet to a cedar stump; thence N. 40-17 E. 272.5 feet to an iron pin; thence N. 44-23 E. 365 feet to an iron pin; thence N. 49-53 W. 983.7 feet to the point of beginning. — 287-631.0-1-3.1

This conveyance is subject to all restrictions, setback lines, roadways, zoning ordinances easements and rights-of-way appearing on the property and/or of record.

This is that same property conveyed to grantors by deed of Fannie P. Cox, Donald Lee Cox, and Helen C. Owens, in Deed Book 956, Page 257 in the R.M.C. Office for Greenville County, on September 26, 1972.

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together with all and singular the rights, franchises, improvements 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 14 day of September, 1977

SIGNED, sealed and delivered in the presence of

Charles O. Wolfe
Billy Walker

Howard Thomason Jr. (SEAL)

Margaret W. Thomason (SEAL)

(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 written deed and that (s)he, with the other witness subscribed above, witnessed the execution thereof.

SWORN to before me this 14 day of September 1977.

Billy Walker (SEAL)
Notary Public for South Carolina.

Charles O. Wolfe

My commission expires _____

STATE OF SOUTH CAROLINA }
COUNTY OF _____ }

RENUNCIATION OF DOWER
GRANTORS DIVORCED:

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 singular the premises within mentioned and released.

GIVEN under my hand and seal this _____ day of _____ 19 _____

(SEAL)
Notary Public for South Carolina.

My commission expires _____

RECORDED this SEP 14 1977 at 12:25 P.M., No. 1064(1)

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