

16 Hillcrest Street, Greenville, S. C. 29605
ASHMORE & HUNTER, ATTORNEYS, 110 Laurens Road, Greenville, South Carolina 29603

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

Vol 1092 Page 218

KNOW ALL MEN BY THESE PRESENTS, that RUBY ALLEN STATON (formerly Ruby C. Allen)

in consideration of TWENTY EIGHT THOUSAND & 00/100 (\$28,000.00) 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 Ronald T. Sprouse and Jill H. Sprouse, their heirs and assigns, forever:

A portion of:

ALL that piece, parcel or lot of land in Gantt Township, Greenville County, State of South Carolina, as shown on plat of property of C. O. Berry, said plat being prepared by H. S. Brockman, surveyor, August 9, 1941, and being recorded in the R.M.C. Office for Greenville County in Plat Book "M," at Page 29; and also as shown on plat of property of Rev. C. W. Allen, made by Piedmont Engineering Service, May 27, 1955, and recorded in the R.M.C. Office for Greenville County in Plat Book "II," at Page 151, the property herein conveyed being more particularly described by metes and bounds, as follows:

BEGINNING at a point on the Southern line of said property on Hillcrest Drive at a mid-point on the southern line of Lot No. 61, and running thence N. 4-15 E. 130.0 to a point mid-way on Northern line of Lot No. 61 (same being on "Old Lot Line"); thence N. 25-37 W. 24.90 to a point on line (Northern) of Lots Nos. 71 and 72; thence N. 73-50 E. 119.7 to a point on "Old Lot Line," same being the Northeast corner of Lot No. 72; thence S. 4-29 W. 185.2 to a point mid-way on Southern line of Lot No. 59, on Northern side of Hillcrest Drive; thence along said Hillcrest Drive S. 89-50 W. 99.6 to the beginning corner; and being all of Lot No. 60, one-half of Lot No. 59, one-half of Lot No. 61, part of Lot No. 71, and part of Lot No. 72, as shown on plats above referred to. (This deed conveys all the property conveyed within the solid lines of the above-mentioned Allen property plat.) — 156-WG 3-1-11

This conveyance is made subject to all restrictions, setback lines, roadways, easements and right of ways, if any, appearing of record, on the premises or on the recorded plat, which affect the property hereinabove described.

The Grantor assumes and agrees to pay Greenville County property taxes for the year 1978.

This is the same property acquired by Grantor herein by Will of C. W. Allen who died testate on April 17, (continued on back)

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 assigns against the grantor(s) and the grantor'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 16th day of November 1978.

SIGNED, sealed and delivered in the presence of

Ruby Allen Staton (SEAL)
Ruby Allen Staton (Formerly Ruby C. Allen)

Angela Collins
Lorraine Groce

_____(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 16th day of November 1978

Lorraine Groce (SEAL)
Notary Public for South Carolina
My commission expires: 9/25/87

Angela Collins

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER (Not necessary, Woman Grantor)

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
16th day of November 1978

Notary Publ
My commis
RECORDED

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
TAX 56

GREENVILLE COUNTY DOCUMENTARY
30.80

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