

LEATHERWOOD, WALKER, TODD & MANN

GRANTEES' ADDRESS: Route 1, Saluda Lake Road, Greenville, S. C. 29611
TITLE TO REAL ESTATE--Offices of Leatherwood, Walker, Todd & Mann, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RECORDED
AUG 31 1979
R.M.C.
LAWYERSLEY

VOL 1110 PAGE 637

KNOW ALL MEN BY THESE PRESENTS, that FRANCES U. ELLIS

in consideration of -----EIGHTY-FIVE THOUSAND and no/100-----Dollars,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s), the receipt of which is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto BEN F. CLINE, SR. and Vernice A. Cline, their heirs and assigns forever, the following described property:

All that certain piece, parcel or lot of land, together with improvements thereon, situate, lying and being on the western side of Saluda Lake Road, County of Greenville, State of South Carolina, being shown and designated as Lots 8 and 9 on plat of property of B. F. Massingale, recorded in the R.M.C. Office for Greenville County in Plat Book ZZ, at Page 106 and having, according to a more recent plat entitled "Property of Ben F. Cline, Sr. and Vernice A. Cline" by Freeland & Associates dated August 23, 1979, the following metes and bounds, to-wit:

BEGINNING at a point in the center of Saluda Lake Road at the joint front corner of Lots 7 and 8, said point being S. 76-18 E. 15.6 feet from an iron pin near the western edge of Saluda Lake Road; thence from said Point of Beginning, running from the center of Saluda Lake Road, S. 30-25 E. 94.4 feet to a point; thence S. 81-00 E. 119.5 feet to a point at the joint front corner of Lots 10 and 9; thence with the joint line of said lots, S. 69-30 W. 441 feet to an iron pin on the eastern shore of Saluda Lake; thence continuing in the same direction 125 feet to a point in the center of Old River Line; thence with the Old River Line in a northwesterly direction, 216 feet to a point; thence with the Old River Line in a Northeasterly direction, 200 feet to a point at the joint rear corner of Lots 8 and 7; thence with the joint line of said lots, S. 76-18 E. 108 feet to an iron pin on the eastern shore of Saluda Lake; thence continuing in the same direction, 309 feet to a point in Saluda Lake Road, being the Point of Beginning.

BEING the same property conveyed to the Grantor herein by Deed of E. M. West recorded January 7, 1972 in Deed Book 933, Page 230 and by Deed of James R. Ellis recorded August 23, 1973 in Deed Book 982, page 349. — 13-305-B3,1-1-18

The portion of property herein conveyed by ng below the mean high water mark of Saluda Lake is conveyed subject to private and public rights of others therein.

ALL of the above described property is conveyed subject to existing easements, restrictions and rights of ways of record.

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 24th day of August, 1979. assigns

SIGNED, sealed and delivered in the presence of:

Frances U. Ellis (SEAL)

Virginia J. Nalley (SEAL)

Janet A. Patten (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 24th day of August, 1979.

Virginia J. Nalley (SEAL)
Notary Public for South Carolina
My commission expires: 5-4-80

Janet A. Patten (SEAL)

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER 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

day of August, 1979

Notary Public for South Carolina. (SEAL)
My commission expires

RECORDED AUG 31 1979 7622

RECORDED this day of August, 1979, at M., No.

at 4:29 P.M.

B 3.2