

State of South Carolina  
GREENVILLE COUNTY

TITLE TO REAL ESTATE

Know All Men by These Presents:

This Earl J. Smith and Catherine B. Smith, hereafter referred to as Grantor, in consideration of the sum of Sixty-five Thousand and 00/100 (\$65,000.00) DOLLARS, paid to Grantor by Earl J. Smith, Executor of the Estate of Catherine W. Smith hereafter referred to as Grantee, at and before the sealing of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the said Grantee, it heirs and assigns, forever:

All that certain piece, parcel or lot of land, with the improvements thereon, situate, lying and being in the State of South Carolina, County of Greenville, Butler Township, being known and designated as Lot No. 32 of a subdivision known as McSwain Gardens as shown on plat thereof prepared by C.O. Riddle, L.S., dated July, 1954, and recorded in the R.M.C. Office for Greenville County in Plat Book GG at Page 75, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Astor Street, joint front corner Lots Nos. 31 and 32 and running thence with the joint line of said lots, N. 13-12 W. 150.1 feet to an iron pin, the joint rear corner Lots Nos. 31 and 32; thence with the rear line of Lot No. 32, N. 78-23 E. 100 feet to an iron pin, the joint rear corner Lots Nos. 32 and 33; thence with the joint line of said lots, S. 13-12 E. 147.4 feet to an iron pin on the northern side of Astor Street, joint front corner Lots Nos. 32 and 33; thence with the northern side of said street, S. 76-48 W. 100 feet to the point of BEGINNING. *12(271) 277.2-5-3*

This is the same property conveyed to the grantors by deed from Gerald F. Ellis and Ruth B. Ellis by deed dated May 12, 1969, and recorded May 13, 1969 in the R.M.C. Office for Greenville County in Deed Book 857 at page 639.



TOGETHER with all and singular the rights, members, increments 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 and Grantee's Heirs/Successors and Assigns forever. AND Grantor does hereby bind Grantor and Grantor's Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto Grantee and Grantee's Heirs/Successors and Assigns against Grantor and Grantor's Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the hand and seal of Grantor this 9th day of August, 1982.

Signed, Sealed and Delivered in the Presence of

*[Signature]*  
*[Signature]*

*[Signature]* (Seal)  
Earl J. Smith (Seal)  
*[Signature]* (Seal)  
Catherine B. Smith (Seal)  
Grantor

STATE OF SOUTH CAROLINA,  
GREENVILLE COUNTY

Personally appeared before me the undersigned witness and made oath that he saw Grantor sign, seal and as Grantor's act and deed deliver the written deed and that said witness together with the other witness whose name is also above subscribed witnessed the execution of the within deed by Grantor.

Sworn to before me this

9 day of August, 1982  
*[Signature]* (Seal)  
Notary Public for South Carolina

My Commission expires January 1, 1977 - 7-17-85

STATE OF SOUTH CAROLINA,  
GREENVILLE COUNTY

RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that Mrs. *[Signature]* wife of the within named Grantor did this day appear before me, and 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 Grantee and Grantee's Heirs/Successors and Assigns, all her interest and estate, and also all her right and claim of Dower of, in or to all and singular the premises above described.

GIVEN under my hand and seal this

9 day of August, 1982  
*[Signature]* (Seal)  
Notary Public for South Carolina

My Commission expires January 1, 1977 - 7-17-85

*[Signature]*

Recorded this AUG 9 1982 day of \_\_\_\_\_ 19\_\_\_\_ at 2:33 P. M. No. 3253

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