

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

Know All Men by These Presents:

That We, Roy G. Chapman and Virginia M. Chapman

in consideration of the sum of Twenty-five Hundred (\$2500.00) in the State aforesaid, 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 H. J. Martin and Joe O. Charping,

All that certain piece, parcel or lot of land in Butler Township, Greenville County, state of South Carolina, near the city of Greenville, and being known and designated as Lot number 38 of a subdivision known as McSwain Gardens, a plat of which is recorded in the RMC Office for Greenville County in plat book GG at page 75 and having the following metes and bounds, to-wit:

Beginning at a point on the southwestern side of McSwain Drive at the joint front corner of Lots 37 and 38 and running thence S. 64-19 W. 130 feet to a point at the joint rear corner of Lots 37 & 38; thence N. 25-41 W. 99.8 feet to a point at the joint rear corner of Lots 38 and 39; thence N. 64-19 E. 135.8 feet to a point on the southwestern side of McSwain Drive at the joint front corner of Lots 38 and 39; thence with the southwestern side of McSwain Drive S. 22-23 E. 100 feet to the point of beginning.

This is the same lot conveyed to grantors by William R. Timmons, Jr. by deed recorded May 16, 1959 in deed volume 625 page 85 of the RMC Office for Greenville County.



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 their Heirs 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 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 and seal this 24 day of June in the year of our Lord One Thousand Nine Hundred and sixty-one.

Signed, Sealed and Delivered in the Presence of

Signatures of W.W. Wilkins and Genobia Cox.

Signatures of Roy G. Chapman and Virginia M. Chapman with seals.

State of South Carolina, Greenville County

Personally appeared before me Genobia Cox

and made oath that she saw the within named grantor(s) Roy G. Chapman and Virginia M. Chapman sign, seal and as their act and deed deliver the within written deed, and that she, with W. W. Wilkins witnessed the execution thereof.

Sworn to before me this 24 day of June, A. D. 1961. Notary Public for South Carolina.

Signature of Genobia Cox.

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

I, W. W. Wilkins Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Virginia M. Chapman wife of the within named Roy G. Chapman 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 H. J. Martin and Joe O. Charping, their

Heirs 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 within mentioned and released.

GIVEN under my hand and seal this 24 day of June, A. D. 1961. Notary Public for South Carolina.

Signature of Virginia M. Chapman.

Cancelled documentary stamps attached: S. C. \$; U. S. \$. Recorded this 24th day of June 1961 at 11:50 A. M. No. 31757.

277.3-5-4