

State of South Carolina
GREENVILLE COUNTY

TITLE TO REAL ESTATE

Know All Men by These Presents:

That Waverly A. Browder hereafter referred to as Grantor, in consideration of the sum of Ten & No/100 (\$10.00) and other valuable consideration DOLLARS, paid to Grantor by Charles E. Smith and Elizabeth M. 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, their heirs and assigns,

All that certain piece, parcel or lot of land in the City of Greenville, County of Greenville, State of South Carolina on the southeast side of Lady Marian Lane, being known and designated as Lot No. 135 on plat of Sherwood Forrest, recorded in the Office of the R.M.C. for Greenville County in Plat Book BB at pages 30 and 31, and having, according to said plat, the following metes and bounds:

Beginning at an iron pin on the southeast side of Lady Marian Lane, the joint front corner of Lots 135 and 136 and running thence with the joint line of said lots S. 27-14 E. 180 feet to an iron pin; thence N. 62-46 E. 70 feet to an iron pin at the joint rear corner of Lots Nos. 134 and 135; thence with the joint line of said lots N. 25-39 W. 179.9 feet to an iron pin on the southeast side of Lady Marian Lane; thence with the southeast side of Lady Marian Lane S. 62-54 W. 75 feet to the point of beginning.

This is the same property conveyed to the grantor by deed dated March 19, 1963 and recorded in the Office of the R.M.C. for Greenville County in Deed Book 719 at page 199.

The foregoing property is shown on more recent plat of survey entitled "Property of Charles E. Smith and Elizabeth M. Smith" by Campbell and Clarkson Surveyors, Inc., dated December 8, 1970, and recorded in the Office of the R.M.C. for Greenville County in Plat Book 4H, at Page 139.

For True Consideration See Affidavit

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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 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 11th day of December, 1970

Signed, Sealed and Delivered in the Presence of

Waverly A. Browder (Seal)
Waverly A. Browder (Seal)

Carolyn B. Bennett
Will A. Sell



Grantor (Seal)

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

11th day of Dec., 1970

Will A. Sell

Carolyn B. Bennett (Seal)
Notary Public for South Carolina

My Commission expires ~~at the pleasure of the Governor~~ -- Nov. 19, 1979.

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. Doris L. Browder, 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

11th day of Dec., 1970

Doris L. Browder

Carolyn B. Bennett (Seal)
Notary Public for South Carolina

My Commission expires ~~at the pleasure of the Governor~~ Nov. 19, 1979

Recorded this 16th day of December, 1970, at 4:39 P. M., No. #14178