TITLE TO REAL ESTATE - Prepared by: Leatherwood, Walls & Daniel, 300 E. Coffee St., Greenville, S.C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE } 3 09 PM '81

DEED OF REAL PROPERTY
No Title Check

KNOW ALL MEN BY THESE PRESENTS, that I, Flora W. Batson

in consideration of Five and 00/100 ($5.00) 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 James Gary Batson and his heirs;

ALL of that certain piece, parcel or lot of land situate, lying and being in Bates Township, near Travelers Rest, South Carolina, on Batson Road and having according to plat of property of James Gary Batson, by W. R. Williams, Jr., dated July 20, 1977, the following metes and bounds, to-wit:

BEGINNING at a nail and cap in center of Batson Road, joint corner with 1.65 acre parcel of grantee and running with center of road N. 55-52 E., 75 feet to a nail and cap in center of road; thence N. 59-26 E., 109.8 feet to nail and cap thence S. 37-04 E., 25 feet to an iron pin; thence, S. 37-04 E., 460.2 feet to an iron pin; thence S. 55-31 W., 120 feet to an iron pin joint rear corner with 1.65 acre parcel; thence, N. 44-50 E., 475.8 feet to an iron pin; thence, N. 44-50 E., 26.4 feet to point of beginning. Reference to said plat is craved for a more accurate description.

This being same property conveyed to W. A. and Flora Batson by deed of W. S. Batson, Jr., dated 1-31-45, recorded in the RMC office, book 271, page 415. W. A. Batson died testate devising his interest to Flora W. Batson. See Apt. 1410, file 19 of the Probate Court of Greenville County.

Grantees' address is 128 N. Poinsett Highway, Travelers Rest, S.C. 29690.

This Conveyance is subject to all easements, restrictions, rights of way, etc. of record or on the ground.

9-(367) Ft. Lo: 500.1-1-26.4 → 1.68k
Out CF: 500.1-1-26

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in anywise 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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns against the grantor(s) and the grantor's(s') heirs, successors and assigns 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 21 day of Jan. 1981.

SIGNED, sealed and delivered in the presence of:

Gary Lewis — Flora W. Batson (SEAL)
Cathy Cavil — (SEAL)
(SEAL) — (SEAL)

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

PROBATE

Personally appeared the undersigned witness and make oath that (s)he saw the within named grantor(s) sign, seal and as the grantor's(s') act and deed deliver the within deed and that (s)he, with other witness subscribed above witnessed the execution thereof.

SWORN to before me this 21 day of Jan. 1981.

Gary Lewis (SEAL) — Cathy Cavil
Notary Public for South Carolina
My commission expires 3/30/81

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

RENUNCIATION OF DOWER

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, successors and assigns, all her interest and estate, and also 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, 19

(SEAL)
Notary Public for South Carolina
My commission expires

RECORDED JAN 22 1981 at 3:02 P.M. No. 21121