

Rt. 4 Box 477A

Travelers Rest, S.C.

BOUTON AND BOUTON ATTORNEYS, GREENVILLE, S. C. 29601

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

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KNOW ALL MEN BY THESE PRESENTS, THAT I, BRUCE H. CALDWELL

in consideration of Ten and no/100's (\$10.00)-----Dollars,

Love and Affection, the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto WANDA P. CALDWELL, her heirs and assigns forever:

An undivided one-half interest in and to all that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, Bates Township, containing 1.42 acres, more or less, according to a Plat of Bruce H. Caldwell Property located on the Southwestern side of U.S. Highway 276, and having according to said Plat, prepared December 21, 1981, by T. Craig Keith, R.L.S., the following courses and distances:

BEGINNING at an iron pin on the Southwestern side of said Highway at a joint corner with Delver Caldwell property, and running thence along the right-of-way line of said Highway as follows: S 38-40 E., 100 feet; S. 44-29 E., 100 feet; S. 50-29 E., 100 feet; and S. 57-03 E., 233.9 feet to an old iron pin; thence along the Fred Styles property S. 25-17 W., 118 feet to an old iron pin; thence along the rear line of the property being conveyed as follows: N. 59-45 W., 185.2 feet to an iron pin at a poplar tree; N. 46-37 W., 215.1 feet to an old iron pin; N. 38-10 W., 197.2 feet to an old iron pin; thence along the Delver Caldwell line N. 56-38 E., 96.3 feet to the point of beginning.

THIS being the same property conveyed to Bruce H. Caldwell by Frank P. McGowan, Jr., as Master-in-Equity, on December 23, 1981, by a Deed recorded in the RMC Office for Greenville County on said date in Deed Book 1159 at Page 890.

7 (375) 513.2-2-22

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 9th day of August, 19 83.

SIGNED, sealed and delivered in the presence of: Bruce H. Caldwell (SEAL), [Signature] (SEAL), [Signature] (SEAL), [Signature] (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 9th day of August 19 83 [Signature] (SEAL)

Notary Public for South Carolina.

My commission expires 9-10-90

STATE OF SOUTH CAROLINA } COUNTY OF }

RENUNCIATION OF DOWER NOT NECESSARY - WIFE IS GRANTEE

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 singular the premises within mentioned and released.

GIVEN under my hand and seal this 19 day of (SEAL)

Notary Public for South Carolina.

My commission expires 9th day of August 83, at 4:54 P.M., No. 1776

RECORDED this 9th day of August 19 83, at 4:54 P.M., No. 1776

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