

TITLE TO REAL ESTATE - Offices of PRICE & POAG, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA

GREENVILLE COUNTY

APR 31 2 1951



Know All Men by These Presents:

That We, V. D. Ramseur, V. D. Ramseur, Jr., and J. A. Ramseur in the State aforesaid, in consideration of the sum of Two Hundred Fifty (\$250.00) 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 James M. Gilfillin, his heirs and assigns, forever,

All that piece, parcel or lot of land on the south side of Wade Hampton Boulevard (Superhighway U. S. No. 29) in the City of Greenville, known and designated as Lot No. 3 on plat of property of V. D. Ramseur & Sons and E. A. Gilfillin, recorded in the R. M. C. Office for Greenville County in Plat Book AA at page 29, made by Piedmont Engineering Service, March 30, 1951, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern edge of the right of way of Wade Hampton Boulevard, at a point 437.2 feet from the southeast corner of Wade Hampton Boulevard and Batesview Drive, and running thence along the joint property line of other property of the grantee S. 70-00 W. 70.6 feet to the joint corners of Lots Nos. 2, 3 and 5; thence with the line of Lot No. 2 N. 37-56 W. 59.9 feet to an iron pin on the southern edge of right of way of said Wade Hampton Boulevard; thence with the southern edge of the right of way of said Wade Hampton Boulevard S. 52-04 W. 37.2 feet to an iron pin, the point of beginning.

ALSO all that piece, parcel or lot of land on the west side of Batesview Drive in the City of Greenville and known and designated as Lot No. 4 on the aforesaid plat and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the west side of Batesview Drive, at a point 256.8 feet from the Southeast corner of Batesview Drive and Wade Hampton Boulevard (Superhighway, U. S. No. 29), and running thence with the west side of Batesview Drive S. 25-13 E. 102.9 feet to an iron pin the west side of said Batesview Drive at joint corner of other property of the grantee; thence with the joint line of property of the grantee N. 85-48 W. 14.5 feet to an iron pin; thence continuing with the joint line of property of the grantee N. 87-30 W. 142.7 feet to the joint corners of Lots 1, 4 and 6 on said plat; thence with the joint line of Lot No. 1 N. 52-04 E. 143.3 feet to an iron pin on the west side of Batesview Drive, the point of beginning.

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 His 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) hereinaabove 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) hands and seals this # 30th day of April in the year of our Lord One Thousand Nine Hundred and Fifty-one.

Signed, Sealed and Delivered in the Presence of

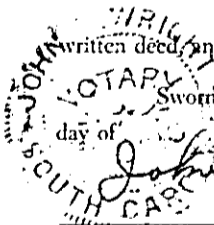
Handwritten signatures of witnesses: H. J. Foster and W. H. Miller.

Handwritten signatures of grantors: V. D. Ramseur, V. D. Ramseur Jr., and J. A. Ramseur, each followed by '(Seal)'.

State of South Carolina Greenville County

Personally appeared before me R. J. Foster

and made oath that he saw the within named grantor(s) V. D. Ramseur, V. D. Ramseur, Jr., and J. A. Ramseur sign, seal and as their act and deed deliver the within written deed, and that he, with W. H. Miller witnessed the execution thereof.



Sworn to before me this 30th day of April, A. D. 19 51. John B. Wright (Seal) Notary Public for South Carolina

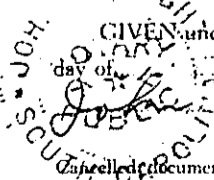
Handwritten signature of R. J. Foster.

State of South Carolina Greenville County

RENUNCIATION OF DOWER

I, John B. Wright Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Marie S. Ramseur, Eleanor M. Ramseur and Sallie J. Ramseur wife of the within named V. D. Ramseur, V. D. Ramseur, Jr., and J. A. Ramseur, respectively, 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 James M. Gilfillin His 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 30th day of April, A. D. 19 51. John B. Wright (Seal) Notary Public for South Carolina

Handwritten signatures of Marie S. Ramseur, Eleanor M. Ramseur, and Sallie J. Ramseur.

Recorded this 31st day of May 19 51, at 2:32 P. M. No. 12768

W09-2-1.2 \$1.3