

TITLE OF REAL ESTATE - Form 137 1/2 - W. A. Seybt & Co., Office Supplies, Greenville, S. C.

STATE OF SOUTH CAROLINA

COUNTY OF Greenville

Know All Men by These Presents:

That I, Dessie M. Ellison, in the State aforesaid, in consideration of the sum of Three Thousand Seven Hundred and Twenty Five---(\$3,725.00)-DOLLARS,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipts whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said V. St. C. Allen and Helen M. Allen, their heirs and assigns, forever:

all that piece, parcel or tract of land situate, lying and being in the County and State aforesaid on the E/S of the South Saluda river, being shown on a plat of survey of the property of Mrs. Dessie M. Ellison, made by C. F. Webb, surveyor, November 19, 1959, recorded in the R. M. C. Office for Greenville County in Plat Book RR, Page 13, as having the following metes and bounds, courses and distances, to-wit:

BEGINNING on the East bank of the South Saluda river, joint property lines of this tract and other property of the grantor on an iron tree and running S 55-49 E 537 feet to an iron pin in center of an old road; thence following the center of the old road S 46-56 E 137 feet; thence S 81-33 E 173.5 feet; thence N 54-45 E 179.6 feet; thence S 74-18 E 171.9 feet; thence N 61-07 E 435 feet; thence N 48-57 E 300 feet; thence S 53-53 E 155 feet to an iron pin; thence S 8-12 W 285 feet; thence S 1-52 W 145 feet; thence S 21-52 W 200 feet; thence S 35-37 E 150 feet; thence S 14-47 W 191.6 feet to an old "x" cut rock; thence following the common line of this property and that of Robertson N 82-00 E 1,695 feet to an iron pin on the Bayne line; thence following the common line of this property and that of Bayne N 11-00 E 2,086.6 feet to an iron pin on Moses line; thence following the common line of this property and that of Moses N 69-30 W 2,040 feet to an old iron pin on the Causey line; thence following the common line of this property and that of Causey S 42-15 W 1,559 feet to an iron pin on the East bank of the South Saluda river; thence with the meanderings of said river S 49-15 E 200 feet; thence S 9-00 E 200 feet; thence S 33-15 W 200 feet; thence S 66-45 W 940 feet, more or less, to the point of beginning, containing one hundred and forty nine acres (149).

The above described tract is a major part of the same conveyed to the grantor by deed of E. S. Guest, August 29, 1953, recorded in the R.M.C. Office for Greenville County in Book 488, page 495, and may be subject to such right-of-ways or easements for utilities as may appear of record.

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)' 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)' Heirs and Assigns against the grantor(s) and the grantor(s)' Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor(s)' hand and seal this 23rd day of November in the year of our Lord One Thousand Nine Hundred and Fifty-Nine.

Signed, Sealed and Delivered in the Presence of

Edna S. Guest (Seal)
Terry F. Guest (Seal)

Dessie M. Ellison (Seal)
(Seal)
(Seal)
(Seal)

State of South Carolina

COUNTY OF Greenville

Personally appeared before me Edna S. Guest

and made oath that she saw the within named grantor(s) Dessie M. Ellison sign, seal and as her act and deed deliver the within written deed, and that she, with Terry F. Guest witnessed the execution thereof.

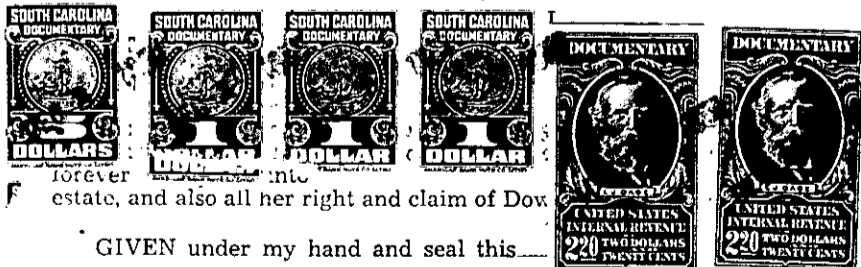
Sworn to before me this 23rd day of November, A. D., 1959.
Terry F. Guest (Seal)
Notary Public for South Carolina

Edna S. Guest (Seal)

State of South Carolina

RENUNCIATION OF DOWER

Not necessary - Woman grantor
Notary Public, do hereby certify



forever estate, and also all her right and claim of Dower

mined by me, did declare that she does freely, persons whomsoever, renounce, release, and Heirs and Assigns, all her interest and the premises within mentioned and released.

GIVEN under my hand and seal this day of A. D., 1959.
Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$; U. S. \$ A.
Recorded this 2nd day of December 1959, at 10:08 M., No. #16161

677-2-16.1 Out of 677-2-16