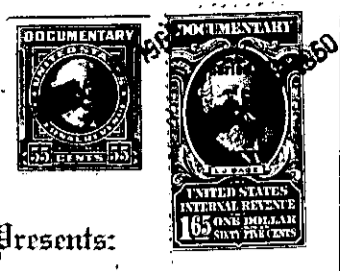


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STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FEB 26 10 37 AM 1960

Known All Men by These Presents:
R. M. C.

That I, F. H. Thomas in the State aforesaid, in consideration of the sum of THREE THOUSAND ONE HUNDRED TEN AND NO/100 (\$3,110.00) 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 CALVIN L. HEMBREE, his heirs and assigns, forever:

ALL that certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, and in Butler Township, being known and designated as Lot Number Thirty-Eight (38), as shown on plat of property of Morningside, as made by Dalton & Neves, Engrs. in December 1952, which plat is of record in the R.M.C. Office for said County and State in Plat Book "EE", at pages 2 and 3, reference to which plat is hereby made, said lot of land being described by metes and bounds, as follows, to-wit:

BEGINNING at an iron pin on the Southwestern side of Richbourg Road as shown on said plat at the corner common to Lots 37 and 38, and running thence South 55-58 West along the dividing line between lots 37 and 38, two hundred fifteen and eight-tenths (215.8) feet to an iron pin; thence North 42-58 West one hundred thirty (130.0) feet to an iron pin common with Lots 38 and 39; thence North 58-25 East along the dividing line between Lots 38 and 39, two hundred thirty two and seven-tenths (232.7) feet to an iron pin; thence along said Richbourg Road South 35-25 East one hundred nineteen (119) feet to the place of beginning.

This property is subject to the restrictions and reservations set out in an instrument of writing dated January 20, 1953, and recorded in the R.M.C. Office for said County and State in Deed Book 470 at page 369, reference to which is hereby expressly made as a part of this conveyance, and is subject to the following additional restrictions: "All tanks, barrels and containers for fuel oil shall be placed below the surface of the ground or concealed".

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) hereinabove 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) hand and seal this 24th day of February in the year of our Lord One Thousand Nine Hundred and Sixty.

Signed, Sealed and Delivered in the Presence of *F. H. Thomas* (Seal)

Sol E. Abrams (Seal)
Erika L. Muse (Seal)



State of South Carolina
COUNTY OF GREENVILLE

Personally appeared before me Erika L. Muse

and made oath that she saw the within named grantor(s) F. H. Thomas sign, seal and as his act and deed deliver the within written deed, and that she, with Sol E. Abrams witnessed the execution thereof.

Sworn to before me this 24th day of February, A. D., 1960
Sol E. Abrams (Seal)
Notary Public for South Carolina

Erika L. Muse

State of South Carolina
COUNTY OF GREENVILLE

RENUNCIATION OF DOWER
I, Sol E. Abrams Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Coy R. Thomas wife of the within named F. H. Thomas 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 Calvin L. Hembree, 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 24th day of February, A. D., 1960
Sol E. Abrams (Seal)
Notary Public for South Carolina

Coy R. Thomas

Cancelled documentary stamps attached: S. C. \$ _____; U. S. \$ _____ A.
Recorded this 26th day of February 1960, at 10:37 M., No. #23960

277.1-7-6