

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

FILED GREENVILLE CO. S. C.

SEP 23 12 55 PM 1960

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

Know All Men by These Presents:

That We, E. F. Cunningham and Rose M. Cunningham in the State aforesaid, in consideration of the sum of TWO THOUSAND, TWO HUNDRED FIFTY (\$2,250.00)----- 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 W. C. BALENTINE, HIS heirs and assigns forever:

ALL that certain piece, parcel or lot of land situate, lying and being in Chick Springs Township, County and State aforesaid, known and designated as Lot No. 40 on a Plat of "Rosedale", Revised, May and June, 1960, prepared by C. O. Riddle, R.L.S., and having, according to said Plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the North side of Rosemary Lane at the joint front corners of Lots 41 and 40 and continuing along Rosemary Lane S. 73-52 E., 108 feet to an iron pin, the joint front corners of Lots 40 and 39; Thence along the common line of Lots 40 and 39 N. 16-08 E., 150 feet to an iron pin at the joint rear corners of Lots 40 and 39; Thence N. 73-52 W., 108 feet to an iron pin, the joint rear corner of Lots 41 and 40; Thence along the common line of Lots 41 and 40 S. 16-08 W., 150 feet to the point of beginning.

The above described lot is herewith conveyed subject to certain Protective Covenants recorded of even date and applicable to all lots therein enumerated.



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') hands and seal s this 22nd day of September in the year of our Lord One Thousand Nine Hundred and Sixty

Signed, Sealed and Delivered in the Presence of James A. K. Roper, Barbara R. Nelson

E. F. Cunningham (Seal), E. F. CUNNINGHAM (Seal), Rose M. Cunningham (Seal), ROSE M. CUNNINGHAM (Seal)

State of South Carolina, COUNTY OF GREENVILLE

Personally appeared before me Barbara R. Nelson

and made oath that s he saw the within named grantor(s) E. F. Cunningham and Rose M. Cunningham sign, seal and as their act and deed deliver the within written deed, and that s he, with James A. K. Roper witnessed the execution thereof.

Sworn to before me this 22nd day of September, A. D., 19 60, Notary Public for South Carolina

Barbara R. Nelson, BARBARA R. NELSON

State of South Carolina, COUNTY OF GREENVILLE

RENUNCIATION OF DOWER, I, James A. K. Roper, Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Rose M. Cunningham wife of the within named E. F. Cunningham 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 W. C. Balentine, 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 22nd day of September, A. D., 19 60, Notary Public for South Carolina

Rose M. Cunningham, ROSE M. CUNNINGHAM

Cancelled documentary stamps attached: S. C. \$; U. S. \$ P. Recorded this 23rd day of September 19 60, at 12:56 M., No. #8230

P16.2-1-226