

JUL 30 9 35 AM 1968

BOOK 849 PAGE 305

TITLE TO REAL ESTATE-Riley & Riley, Attorneys at Law, E. Coffee Street, Greenville, S. C.

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

OLLIE FARNSWORTH  
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that Dennis E. B. Beason

in consideration of TEN and NO/100 (\$10.00)----- Dollars,  
and 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 Charles W. Beason and Frankie F. Beason, their heirs and assigns, forever:

ALL that certain piece, parcel or tract of land in Greenville County, State of South Carolina, on the northwesterly side of road to Woodruff and being shown as a 8.11 acre tract on plat entitled "Property of Charles W. Beason" prepared by C. O. Riddle, dated March 8, 1961, revised April 11, 1968, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point in the center of road to Woodruff as shown on said plat, which point is located S. 63-25 W., 70 feet to old iron pin in center of said road and running thence with property of H. L. Locke, N. 63-25 E., 670.1 feet to an old iron pin; thence with line of property of Kilgore, N. 63-35 E., 394.9 feet to an iron pin; thence with 6.91 acre tract as shown on said plat, S. 31-15 E., 538.4 feet to a point in center of road to Woodruff, passing over iron pin on edge of road; thence with the center line of said road to Woodruff, the following metes and bounds: S. 72-29 W., 50 feet to a point; S. 74-23 W., 100 feet to a point; S. 77-16 W., 100 feet to a point; S. 81-40 W., 100 feet to a point; S. 84-17 W., 100 feet to a point; S. 86-08 W., 100 feet to a point; S. 89-42 W., 100 feet to a point; N. 87-03 W., 100 feet to a point; N. 83-12 W., 100 feet to a point; N. 81-36 W., 100 feet to a point; N. 80-56 W., 297 feet to the beginning corner. According to said plat, this tract contains 8.11 acres to the center line of said highway and 7.05 acres to the edge of the right-of-way of said highway.

This conveyance is made subject to any restrictive covenants, building set-back lines, rights-of-way and easements which may affect the above described property.

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 27<sup>th</sup> day of July 19 68.  
SIGNED, sealed and delivered in the presence of: Dennis E. B. Beason (SEAL)

R. W. Riley (SEAL)  
E. P. Riley (SEAL)

STATE OF SOUTH CAROLINA } PROBATE  
COUNTY OF Greenville }  
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 deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.  
SWORN to before me this 27<sup>th</sup> day of July 19 68.  
Edward P. Riley (SEAL) R. W. Riley

STATE OF SOUTH CAROLINA }  
COUNTY OF Greenville }  
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 and singular the premises within mentioned and released.  
GIVEN under my hand and seal this 27<sup>th</sup> day of July 19 68.  
R. W. Riley (SEAL) Elizabeth S. Beason  
Notary Public for South Carolina  
My commission expires: 1-1-71 19 68, at 9:35 A. M., No. 2550  
RECORDED this 30 day of July 19 68

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