

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

Know All Men by These Presents:

That I, JAMES GUS MORGAN

in the State aforesaid,

in consideration of the sum of One and No/100 (\$1.00) and love and affection for DOLLARS, the grantee herein 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 RUTH MORGAN CAREY, Her Heirs and Assigns, Forever:

ALL that certain piece, parcel or lot of land, with the buildings and improvements thereon, situate, lying and being in the State and County aforesaid, O'Neal Township, about two miles West of Sandy Flat, lying on the South side of the road that leads off of and across State Highway No. 253, and to Travelers Rest, and being bounded on the North by the said road and lot of John H. Styles; on the East by lot now belonging to B. A. Crumley; on the South by other lands of Crumley and on the West by lands of Gus Morgan, and having the following courses and distances, to-wit:

BEGINNING on a nail and cap in the center of the said road, and joint corner of the B. A. Crumley lot, and runs thence with the line of the said lot, S. 12-45 E., 250 feet to an iron pin; thence S. 77-20 W., 510 feet to a stake on the Gus Morgan line; thence with the said line N. 9-00 E., 100.5 feet to an iron pin, John H. Styles corner; thence with the Styles line, N. 77-20 E., 342 feet to an iron pin; Styles corner; thence N. 12-45 W., 150 feet to a nail and cap in the center of the said road; thence with the said road, N. 77-20 E., 158 feet to the beginning corner, containing one and seventy five one-hundredths (1.75) acres, more or less.

This is the same property conveyed to me by deed of Ruth M. Carey, dated November 26, 1962, recorded in the RMC Office for Greenville County, S. C., in Deed Book 711, Page 274.

This conveyance is SUBJECT to all restrictions, set back lines, roadways, easements and rights of way, if any, affecting the above described property.

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 her 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 5th day of November in the year of our Lord One Thousand Nine Hundred and sixty eight

Signed, Sealed and Delivered in the Presence of

Nancy Collins
Ann R. Reid

James Gus Morgan (Seal)
(Seal)
(Seal)
(Seal)
(Seal)

State of South Carolina, Greenville County

Personally appeared before me Nancy O. Collins

and made oath that she saw the within named grantor(s) James Gus Morgan deliver the within written deed, and that she, with Ann R. Reid his act and deed witnessed the execution thereof.

Sworn to before me this 5th day of November, A. D. 19 68

Notary Public for South Carolina My Commission expires: 7-17-77

Nancy O. Collins

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

I, Donna K. Walden Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Mary K. Morgan wife of the within named James Gus Morgan 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 Ruth Morgan Carey her 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 5th day of November, A. D. 19 68

Notary Public for South Carolina My Commission expires: 7-17-77

Mary K. Morgan

Recorded this 13th day of November 19 68 at 12:19 P. M., No. 11802

152-1-266-2-1-291-280-499-2-1-291