

Prepared by the offices of CARTER & HILL Attorneys at Law 123 Broadus Avenue, Greenville, S. C.

OLLIE FARNSWORTH R.M.C.

AUG 28 12 13 PM '70

STATE OF SOUTH CAROLINA } COUNTY OF Greenville

KNOW ALL MEN BY THESE PRESENTS, that we, Ruth H. Hodgens, individually and as co-executrix of the Estate of A. C. Hodgens and Peoples National Bank, as co-executor of the Estate of A. C. Hodgens,

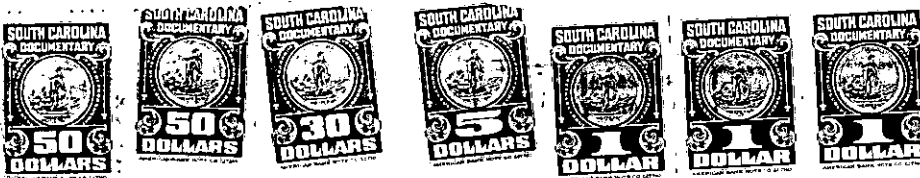
in consideration of --Sixty Eight Thousand Six Hundred and No/100-----(\$68,600.00)----- Dollars, the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto O. B. Godfrey, William R. Merritt, and Richard H. Carpenter, their heirs and assigns, forever:

ALL that piece, parcel or lot of land in Paris Mountain Township, Greenville County, State of South Carolina, and being shown as Tract A of property of A. C. Hodgens Estate, according to a plat prepared by Webb Surveying and Mapping Company, dated July, 1970, and recorded in the R. M. C. Office for Greenville County in Plat Book 4 E at page 181, said property having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of Hunts Bridge Road at the joint front corner of Tract A and B; thence running N. 66-02 E. 438.7 feet to an iron pin; thence running S. 26-30 E. 170 feet to an iron pin; thence running S. 64-00 E. 299.7 feet to an iron pin on the northern side of Sulphur Springs Road; thence with the Northern side of Sulphur Springs Road S. 26-43 W. 107 feet to a point; thence continuing with said road S. 31-09 W. 115 feet to a point; thence continuing with said road S. 36-17 W. 150 feet to a point; thence continuing with said road S. 41-54 W. 150 feet to a point; thence continuing with said road S. 47-44 W. 110 feet to an iron pin; thence N. 42-15 W. 181.8 feet to an iron pin; thence S. 71-30 W. 63 feet to a point; thence N. 8W. 10ft. to a point; thence S. 68-44 W. 125 feet to a point on the eastern side of Hunts Bridge Road; thence with the eastern side of said road N. 7-19 W. 525 feet to an iron pin, the point of beginning, said tract having 8.03 acres.

This conveyance is made subject to all restrictions, zoning ordinances, setback lines, roads or passageways, easements and rights of way, if any, affecting the above described property.

For Grantors' authority, see Greenville County Probate Court files, Apartment , file



75.90

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 27th day of August, 1970.

SIGNED, sealed and delivered in the presence of:

Henry Philpot Jr.
John P. Gettys
Sarah L. Campbell
Bonnie M. Morris

Ruth H. Hodgens (SEAL)
Ruth H. Hodgens, INDIVIDUALLY & Co-EXECUTRIX
ESTATE A. C. HODGENS, DECEASED (SEAL)

PEOPLES NATIONAL BANK, CO-EXECUTOR ESTATE (SEAL)
HODGENS, DECEASED

BY: William R. Merritt (SEAL)
Senior Trust Officer

and James L. Hodges (SEAL)
Chairman of The Board Ruth H. Hodgens,

STATE OF SOUTH CAROLINA } 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 day of August, 1970

John P. Gettys (SEAL)
Notary Public for South Carolina.
My Commission Expires: 11/1/71

John P. Gettys

STATE OF SOUTH CAROLINA } COUNTY OF

RENUNCIATION OF DOWER - Not Necessary

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

day of 19

John P. Gettys

(SEAL)
Notary Public for South Carolina.

RECORDED this day of 19 at M., No.

(Continued on next page)

1970-1-108
Carter & Hill
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