

FEB 1 4 34 PM '71

State of South Carolina

OLLIE FARNSWORTH R.M.C.

Know All Men by These Presents:

VOL 987 PAGE 574

COUNTY OF GREENVILLE

That I, James Edward Ward,

in consideration of the sum of Three and No/100 (\$3.00) Dollars, and subject to mortgage, in the State aforesaid,

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 grantee(s)

HAROLD R. WARD AND RUBY M. WARD, THEIR HEIRS AND ASSIGNS, FOREVER:

All that certain piece, parcel, or tract of land in the County of Greenville, State of South Carolina, containing 4.8 acres, more or less, as shown on plat of survey for James E. Ward, prepared by Carolina Engineering & Surveying Company, January 14, 1971, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin at the extreme northeasterly corner of the property herein conveyed, said corner also being common corner with Sims and Chapman, and running thence S. 64-45 E. 783 feet to an iron pin; running thence S. 53-35 W. 157 feet to a point; running thence N. 89-52 W. 277 feet to a point; running thence S. 39-55 W. 199 feet to a point; running thence S. 78-12 W. 150 feet to a point on line of Chapman; running thence along Chapman line N. 2-55 W. 610.2 feet to the point of BEGINNING.

The within is a portion of the property conveyed to the grantor by deed of Wallace E. Girardeau, dated January 25, 1971, and recorded in the RMC Office for Greenville County, South Carolina.

The within conveyance is subject to a mortgage from the grantor to Fidelity Federal Savings & Loan Association, Greenville, S. C., dated January 25, 1971, and recorded in the RMC Office for Greenville County, S. C., in Mortgage Book 1179, at Page 87.

The within conveyance is subject to restrictions of record, and is also subject to utility easements and rights-of-way of record or on the ground.

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 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, 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, or Successors 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(s) and seal(s) this 28th day of January 19 71

Signed, Sealed and Delivered in the Presence of
Barbara G. Payne
C. J. ...

James Edward Ward (Seal)
James Edward Ward
(Seal)
(Seal)
(Seal)

State of South Carolina

COUNTY OF GREENVILLE

Personally appeared before me 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 written deed, and that (s) he, with the other witness subscribed above witnessed the execution thereof.

Sworn to before me this 28th day of January, A. D., 19 71

Notary Public for South Carolina Commission Expires October 20, 1979

Barbara G. Payne

State of South Carolina

COUNTY OF GREENVILLE

RENUNCIATION OF DOWER

I, the undersigned wife (wives) of the above named grantor(s) 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 or dread or fear of any person or persons whomsoever, renounce, release, and forever relinquish unto the grantee(s) and the grantee's Heirs, or Successors and Assigns, all the interest and estate, and also 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 28th day of January, A. D., 19 71

Notary Public for South Carolina Commission Expires October 20, 1979
Cancelled documentary stamps attached: 1st
Recorded this 1st day of

Barbara G. Payne
1779

1-28-71
SBC
1-28-71