

STATE OF SOUTH CAROLINA }  
COUNTY OF Greenville }

KNOW ALL MEN BY THESE PRESENTS, that We, James G. Simpson and Lenora L. Simpson

in consideration of Two Thousand, Five Hundred and No/100 (\$2,500.00)----- 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 Betty T. Eckford, her heirs and assigns, forever:

ALL that certain piece, parcel or tract of land containing approximately 4.72 acres, situate, lying and being in Grove Township on the southerly side of old Georgia Road (running between Pelzer and the Augusta Road) and being a part of Tract No. 5 of the T. G. Hannan property as shown on a plat thereof prepared by William F. Lee, Surveyor, in October 1912, recorded in Plat Book C at page 70, R. M. C. Office for Greenville County, South Carolina, and having according to a recent plat and survey of the property of James G. and Lenora Simpson, prepared by Robert Jordan, R. L. S. in August 1968, the following metes and bounds, to-wit:

BEGINNING at a nail and cap marking a point in the center of the west Georgia Road at the corner of property of the Grantees and running thence along line of other property of the Grantees S. 32-20 E. 416.1 feet to an iron pin thence with line of property of Hollingsworth S. 15-33 E. 492.6 feet to an iron pin; thence S. 55-00 W. 262 feet to an iron pin; thence with line of property of McMahon Estate, N. 16-10 W. 885.8 feet to a nail and cap marking a point in the center of the west Georgia Road; thence with the center of said road as the line N. 39-45 E. 165.6 feet to point of beginning.

For Deed into Grantors see Deed Book 852 at page 470.

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



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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 20<sup>th</sup> day of February 19 71.

SIGNED, sealed and delivered in the presence of:

*Joseph P. McCubbery*  
*J. Henry Philpot*

*James G. Simpson* (SEAL)  
*Lenora L. Simpson* (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 20<sup>th</sup> day of February 19 71

*J. Henry Philpot* (SEAL)  
Notary Public for South Carolina.  
My commission expires: 12/16/80

*Joseph P. McCubbery*

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER  
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 20<sup>th</sup> day of February 19 71

*J. Henry Philpot* (SEAL)  
Notary Public for South Carolina.  
My commission expires: 12/16/80

*Lenora L. Simpson*

RECORDED this 22<sup>nd</sup> day of February 19 71 at 4:27 P. M., No. #19505

110-011-1-162