

State of South Carolina  
GREENVILLE COUNTY

TITLE TO REAL ESTATE

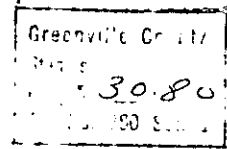
Know All Men by These Presents:

That John Andrew Kramer, III & Charlotte Williams Kramer hereafter referred to as Grantor, in consideration of the sum of Twenty-seven Thousand, Seven Hundred Fifty (\$27,750) DOLLARS, paid to Grantor by Thomas M. Patrick, Jr. hereafter referred to as Grantee, at and before the sealing of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the said Grantee, Thomas M. Patrick, Jr., his heirs and assigns, forever

ALL that piece, parcel or lot of land situate, lying and being on the southerly side of Woodvale Avenue, in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot 235, as shown on a plat entitled "Second Revision of Traxler Park", prepared by R. E. Dalton, Engineer, dated March, 1923, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book F at pages 114 and 115, and having according to said plat the following metes and bounds:

BEGINNING at an iron pin on the southerly side of Woodvale Avenue, at the joint front corner of Lots Nos. 227, 235, and running thence with the line of Lots Nos. 227, 228, 229 and 230, S. 57-40 E., 266.24 feet to an iron pin at the joint rear corner of Lots Nos. 235, 230 and 231; thence with the line of Lot No. 230, N. 62-34 E., 17.4 feet to an iron pin at the joint rear corner of Lots Nos. 235 and 236; thence with the line of Lot No. 236, N. 25-23 W., 225 feet to an iron pin on the southerly side of Woodvale Avenue; thence with the southerly side of Woodvale Avenue, S. 64-37 W., 160 feet to the point of beginning.

This being the same property conveyed to the grantors herein by deed of William K. Bryan and Frances J. Bryan, dated October 3, 1967, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 830 at page 41.



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 and Grantee's Heirs/Successors and Assigns forever. AND Grantor does hereby bind Grantor and Grantor's Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto Grantee and Grantee's Heirs/Successors and Assigns against Grantor and Grantor's Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the hand and seal of Grantor this 9th day of June 1971

Signed, Sealed and Delivered in the Presence of.

Agile C. Cope  
James L. Pargson

John Andrew Kramer, III (Seal)  
Charlotte Williams Kramer (Seal)  
Grantor

STATE OF SOUTH CAROLINA,  
GREENVILLE COUNTY

Personally appeared before me the undersigned witness and made oath that he saw Grantor sign, seal and as Grantor's act and deed deliver the written deed and that said witness together with the other witness whose name is also above subscribed witnessed the execution of the within deed by Grantor.

Sworn to before me this 9 day of June, 1971  
James L. Pargson (Seal)  
Notary Public for South Carolina

My Commission expires January 1, 1971 10/19/1980

Agile C. Cope

STATE OF SOUTH CAROLINA,  
GREENVILLE COUNTY

RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Charlotte Williams Kramer, wife of the within named Grantor 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 Grantor and Grantee's Heirs/Successors 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 above described.

GIVEN under my hand and seal this 9 day of June, 1971  
James L. Pargson (Seal)  
Notary Public for South Carolina

Charlotte Williams Kramer  
Charlotte Williams Kramer

My Commission expires January 1, 1971 10/19/1980  
Recorded this 10th day of June 1971, at 3:48 P. M., No. #29931

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