

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

JUL 13 12 09 PM '71

OLLIE FARNSWORTH

KNOW ALL MEN BY THESE PRESENTS, that Joe Burns and Maxie Henry Burns

in consideration of Three and no/100 (\$3.00) and division of property-----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 Russell T. Burns, his heirs and assigns forever:

ALL that piece, parcel or lot of land located, situate and lying in the County of Greenville, State of South Carolina, and continuing about 1.35 acres according to a Plat of property of Malinda E. Burns prepared by Jones Engineering Service on March 18, 1971, and being designated Russell T. Burns' property, and according to said Plat, having the following metes and bounds, to-wit:

BEGINNING at an iron pin East of New Buncombe Road and being the joint rear corner of property presently owned by Maxie Henry Burns and Russell T. Burns; thence N. 7-04 W. 210 feet to an iron pin; thence S. 83-00 W. 12.3 feet to an iron pin which is located at the South East corner of property presently owned by Gerald Burns and Don B. Burns; thence with the property line of Gerald Burns and Don B. Burns N. 15-00 W. 91.9 feet to an iron pin; thence N. 6-05 W. 125 feet to an iron pin; thence N. 84-07 E. 23.5 feet to an iron pin; thence S. 53-49 E. 348 feet to an iron pin joint corner of property to be conveyed this date to Maxie Henry Burns; thence S. 46-18 W. 315.2 feet to the beginning corner.

THIS being a portion of the property bequeathed to the Grantors and Grantee by Will of Malinda E. Burns, deceased, with said Will being recorded in the Probate Court for Greenville County in Apartment #1137, at File 15.

THIS conveyance is made subject to any and all restrictions, easements or rights-of-way that may appear of record, on the recorded plat or on the premises.

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 12th day of July 1971

SIGNED, sealed and delivered in the presence of:

Maxie Henry Burns (SEAL)
Joe Burns (SEAL)
_____ (SEAL)
_____ (SEAL)

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

PROBATE

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

SWORN to before me this 12th day of July 1971.
Kenneth C. Porter (SEAL)
_____ (SEAL)
Notary Public for South Carolina.

My Commission Expires 12-18-80

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

RENUNCIATION OF DOWER

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 12th day of July 1971.
Kenneth C. Porter (SEAL)
Joe D. Burns
Maxie H. Burns

Notary Public for South Carolina.
My Commission Expires 12-18-80
RECORDED this 13th day of July 1971 at 12:09 P. M., No. #1152

451-1-25-1
OUT OF 451-1-25
311-