

TITLE TO REAL ESTATE - ~~WILL, PROBATE, ESTATE, ETC.~~ Attorneys at Law, Justice Building, Greenville, S. C.

STATE OF SOUTH CAROLINA }

OCT 1 4 44 PM '71

COUNTY OF GREENVILLE }

OLLIE FARNSWORTH
R. M. C.

KNOW ALL MEN BY THESE PRESENTS, that I, Margaret W. Ross, Clerk of Court for Greenville County, South Carolina, pursuant to order of the Court of Common Pleas, see Judgment Roll No. R-11,078,

in consideration of Seven Thousand Four Hundred Twenty and 84/100-----(\$7,420.84)-----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

Charles E. Runion, his heirs and assigns, forever;

All that piece, parcel or tract of land located in Washington Baptist Church Community, O'Neal Township, County of Greenville, State of South Carolina, shown on plat entitled "Property of Benjamin Perry and James T. Ponder" dated July 2, 1971, by H. S. Brockman, R.L.S., and being shown on said plat as Tract No. 1, said plat being recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book 4K, at Page 197, and being incorporated herein by reference and made a part hereof.

This conveyance is made subject to any easements, restrictions or rights-of-way which may be of record in the R.M.C. Office for Greenville County, South Carolina.

This is a portion of the property conveyed to James G. Ponder and Perry Ponder herein by deed of T. Marshall Ponder, et al., dated October 11, 1956, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 564, at Page 27. James G. Ponder died intestate on September 25, 1967. See Probate Court Records for Greenville County, South Carolina, Apt. 1011, file 6.

Grantees to pay 1971 taxes.



15
825

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 1st day of October 1971.

SIGNED, sealed and delivered in the presence of:

Margaret W. Ross (SEAL)
Margaret W. Ross, Clerk of Court,
Greenville County, South Carolina

Ruth T. Hatcher (SEAL)

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

SWORN to before me this 1st day of October 1971.

G. Maurice Ashmore (SEAL)
Notary Public for South Carolina.

My commission expires 4/7/79

Ruth T. Hatcher (SEAL)

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER UNNECESSARY

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 _____

(SEAL)
Notary Public for South Carolina.

My commission expires _____

RECORDED this 1st day of October 1971, at 4:44 P. M., No. 9620

-315- 618-1-1-5