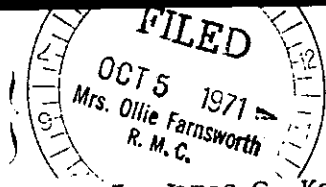


STATE OF SOUTH CAROLINA
COUNTY OF Greenville



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KNOW ALL MEN BY THESE PRESENTS, that I, James G. Kernells

in consideration of Three Hundred Fifty and No/100-----(\$350.00)----- 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 Ann Franks, her heirs and assigns forever;

All that piece, parcel or lot of land, lying and being in the County of Greenville, State of South Carolina, being known as Lot B according to survey and plat as made by Charles K. Dunn, Reg. L. S., dated February 16, 1961 containing .72 acre, more or less, and having the following metes and bounds to wit:

BEGINNING at an iron pin, corner of Bennett Street and property of Pelzer Manufacturing Company and running thence along line of the Pelzer Manufacturing Company N 15-36 W 365.6 feet to an iron pin; thence N 89 - 15 E 158.8 feet to an iron pin; thence S 1-15 E 110.7 feet to an iron pin; thence S 72 - 58 W 108.8 feet to an iron pin; thence S 15-36 E 219.2 feet to an iron pin, the point of beginning.

This being the same as conveyed to James G. Kernells by deed dated and recorded in Office of R. M. C. for Greenville County in Book 669 Page 209 . Said plat being recorded in Office of R. M. C. in Plat Book WW, page 47.



53k

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 19 71

SIGNED, sealed and delivered in the presence of:

James G. Kernells (SEAL)

James D. Jenkins (SEAL)
Bonnie D. Merritt (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 1st day of October 19 71

Bonnie D. Merritt (SEAL)
Notary Public for South Carolina.

James D. Jenkins

My Commission Expires 1/14/80

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 1st day of October 19 71.

Ellen (James) Kernells

Bonnie D. Merritt (SEAL)
Notary Public for South Carolina. 1-14-80

RECORDED this 5th day of October 19 71, at 1:00 P. M., No. 9835