

TITLE TO REAL ESTATE - ~~MARK HENRY PRODUCE MARK BAKER~~ Attorney at Law, ~~DEPT~~ GREENVILLE, S. C.

OCT 20 3 31 PM '71

OLLIE FARMSWORTH
R. M. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that I, Mary Ellen Bates Roper,

in consideration of Twelve Thousand and No/100-----(\$12,000.00)-----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 William Clyde Bates, his heirs and assigns, forever;

All my undivided one-half (1/2) interest in and to:

All that piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, on the Geer Highway at Marietta, South Carolina, said property being shown on a plat entitled "William C. Bates and Mary B. Bates," dated December 8, 1970, by Carolina Engineering & Surveying Co., and having, according to said plat, the following metes and bounds; to-wit:

BEGINNING at an iron pin on the southwest side of Baker Circle and running thence S 51-54 W, 151 ft. to an iron pin; thence S 40-15 E, 90.8 feet to an iron pin; thence S 41-0 W, 87.5 ft. to an iron pin; thence N 60-30 W, 71 ft. to an iron pin; thence S 62-30 W, 245 ft. to an old iron pin on the eastern side of Geer Highway, U. S. 276; thence N 45-07 W, 255.7 ft. to an iron pin; thence N 48-02 E, 259.6 ft. to an old iron pin; thence N 45-05 E, 103.9 ft. to an old iron pin; thence N 54-0 E, 189 ft. to an iron pin on the western side of Baker Circle; thence along Baker Circle S 30-02 E, 174.9 ft. to an iron pin; thence continuing along Baker Circle S 37-30 E, 100 ft. to the point of beginning.

This is the same property conveyed to Clyde C. Bates by deed recorded in the R.M.C. Office for Greenville County in Deed Book 490 at Page 188, and Deed Book 182 at Page 278. Clyde C. Bates died testate on the 30th day of October, 1963. See Probate Court records for Greenville County, South Carolina, Apartment No. 847, File 8. Grace Montgomery Bates, widow of Clyde C. Bates, died testate on July 28, 1969. The grantor and grantee inherited the above-described property from Grace Montgomery Bates.

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

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 23rd day of April 1971.

SIGNED, sealed and delivered in the presence of:

Ruth T. Hatcher

G. Maurice Ashmore



Mary Ellen Bates Roper
Mary Ellen Bates Roper



STATE OF SOUTH CAROLINA
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 23rd day of April 1971.

G. Maurice Ashmore (SEAL)

Notary Public for South Carolina.

My commission expires 4-7-79

Ruth T. Hatcher

STATE OF SOUTH CAROLINA
COUNTY OF

RENUNCIATION OF DOWER FEMALE GRANTOR

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 20th day of October 1971 at 3:31 P. M., No. #11418

399-515-1-16 \$17