

TITLE TO REAL ESTATE—Love, Thornton, Arnold & Thomason, Lawyers Building, Greenville, S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.

AUG 23 10 21 AM '72

KNOW ALL MEN BY THESE PRESENTS, that ELI S. MATTOX and Wilson M. Dillard
R.M.C.

in consideration of Fourteen Thousand Five Hundred and no/100 (\$14,500.00)----- 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 Franklin Enterprises, Inc., its successors and assigns forever

All that lot of land situate on the eastern side of Edwards Road in the County of Greenville, State of South Carolina, being shown on a plat of the property of R. A. Bowen dated November 6, 1969 prepared by Jones Engineering Service, recorded in Plat Book _____ at Page _____ in the R.M.C. Office for Greenville County and having according to said plat the following metes and bounds, to-wit:

BEGINNING at a spike near the center of Edwards Road at the corner of property designated as Bowen Home Lot and running thence with Bowen property S. 67-19 E. 163.8 feet to an iron pin; thence still with Bowen property S. 9-14 E. 179 feet to an iron pin; thence N. 75-53 E. 67.3 feet to an iron pin; thence N. 78 E. 339.9 feet to an iron pin in the line of property designated as Tharnwell Acres; thence with said property N. 15-05 W. 105.3 feet to an iron pin at the corner of property now or formerly belonging to Burns; thence with Burns property N. 75-04 W. 518.4 feet to an iron pin in Edwards Road; thence with said road, S. 31-02 W. 97.2 feet to the point of beginning.

This is the major portion of the property conveyed to the grantors by deed recorded in Deed Book 880 at Page 490 in the R.M.C. Office for Greenville County.

This property is conveyed subject to all restrictions, easements, zoning ordinances and rights of way of record and on the ground which affect said property.

Grantee is to pay 1972 county property taxes.

ALSO, A 10-foot right-of-way for the installation of a sewer line, said right-of-way to extend 5 feet on each side of the center line of the sewer line as installed, the 10-foot right-of-way to be located on the western side of a branch, crossing Lot No. 3 as shown on the aforementioned plat recorded in Plat Book 43, Page 25, together with right of ingress & egress for maintenance of said sewer line;

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, successors and assigns forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns against the grantor(s) and the grantor's(s') heirs, successors and assigns 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 24th day of August 19 72. 2900

SIGNED, sealed and delivered in the presence of:

Linda D. Forrester
Donald R. McAlister

C S Mattox
Wilson M. Dillard

Greenville County
Stamps
Paid \$ 1595
Act No. 380 Sec. 1



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 other witness subscribed above witnessed the execution thereof.

SWORN to before me this 24th day of August 19 72.

Donald R. McAlister (SEAL)
Notary Public for South Carolina
My commission expires: 8/4/79

Linda D. Forrester

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, 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

24th day of August 19 72.
Donald R. McAlister (SEAL)
Notary Public for South Carolina
My commission expires: 8/4/79

Wilson M. Dillard
Linda D. Forrester

RECORDED this 29th day of August 19 72 at 10:21 A.M. No. 6150

P16.1-1-269.1 (1.59AE)
OUT OF P16.1-269
271-P16.1-1-4.4 ALSO 276