

TITLE TO REAL ESTATE - INDIVIDUAL FORM

FILED  
GREENVILLE CO. S. C.  
John M. Dillard, P.A., Greenville, S. C.

Vol 1007 - 215

STATE OF SOUTH CAROLINA

SEP 24 3 01 PM '74

COUNTY OF GREENVILLE

DORRIS S. TANNERLEY  
S.H.C.

KNOW ALL MEN BY THESE PRESENTS, that T. COOPER JAMES and JACK GUMBIN

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 FRONTIER ELECTRONICS, INC., its successors and assigns,

All that piece, parcel or lot of land situate, lying and being on the northeastern side of U. S. Highway No. 25 ( Poinsett Highway) near the intersection thereof with the access road to the Old Buncombe Road in Paris Mountain Township, Greenville County, South Carolina being a portion of the James C. Jannino Estate on a plat recorded in the RMC Office for said County and State in Plat Book TT, Page 85, and being shown as Lot No. 4 on a plat of the Property of Frontier Electronics, Inc. made by Jones Engineering Service dated August 29, 1974 and having according to said plat the following metes and bounds, to-wit:

PT OF 432-3-16 → 0.71 AC  
- 312-OUT OF 432-3-14

BEGINNING at an iron pin on the northeastern side of the right of way of U. S. Highway No. 276 and 25 (Poinsett Highway) at the corner of property known as Lot No. 3 owned by grantee, and running thence along said side of said right of way S. 46-25 E., 105.8 to an iron pin on said right of way (said iron pin being located 406.8 west of the Old Buncombe Road); thence N. 13-45 E. crossing a twenty foot access road 377.9 feet to an iron pin on Avalon Estates Subdivision; thence along said line N.52-52 W. 100 feet to the rear corner of Lot No. 3 owned by grantee; thence along the grantee's line S. 13-45 W. 365 feet to an iron pin, the point of beginning.

The above described property is a portion of the same conveyed to the grantors by deed recorded in the RMC Office for said County and State in Deed Book 956, Page 11, and is hereby conveyed subject to utility rights of way, easements and to roadways of public record and existing on the ground affecting said property.

The grantee agrees to pay 1974 Greenville County Property Taxes.

The above mentioned plat by Jones Engineering Service is recorded in Plat Book 51, page 43.

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 assigns against the grantor(s) and the grantor(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 9th day of September 1974.

Signed, sealed and delivered in the presence of:

*John M. Dillard*  
*Miss P. Lovell*

*Jack Gumbin* (SEAL)  
Witness: *Wynne Sutton* (SEAL)

STATE OF ~~SOUTH CAROLINA~~ Arizona  
COUNTY OF ~~GREENVILLE~~ Pima

PROBATE for Jack Gumbin

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 9th day of September 1974.

*Dorris S. Tannerley* (SEAL)  
Notary Public for South Carolina Arizona  
My commission expires: April 18, 1978

*James S. King*  
Notary Public for South Carolina Arizona  
My commission expires: April 18, 1978



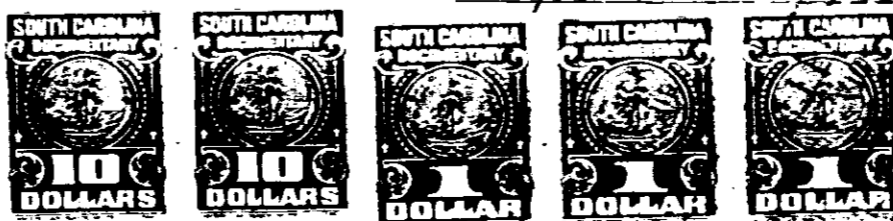
STATE OF ~~SOUTH CAROLINA~~ Arizona  
COUNTY OF ~~GREENVILLE~~ Pima

RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (twist) 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 9th day of September 1974.

*Dorris S. Tannerley*  
Notary Public for South Carolina Arizona  
My commission expires: 4-18-78  
RECORDED this \_\_\_\_\_ day of \_\_\_\_\_



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Act No. 220 Sec. 1

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