

TITLE TO REAL ESTATE
STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

BOOK 1009 PAGE 479

KNOWN ALL MEN BY THESE PRESENTS, that GUARDIAN FIDELITY CORPORATION

in consideration of \$1.00 and exchange of property 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 GENEVA R. WILLIAMS, her heirs and assigns forever:

ALL that northerly portion of the property of the Grantor as shown on the plat of the property of Ronald Jack Smith, prepared by Tri-State Surveyors, dated October 11, 1974, and recorded in Plat Book 51 at Page 94 R.M.C. Office for Greenville County. Reference to said plat is expressly made for a more complete description of said lot, and having the following metes and bounds, to-wit:

BEGINNING in the northern most corner of said lot at an iron pin; thence, S. 48-35 E. 135.6 feet to an iron pin; thence, N. 72-10 W. 109.4 feet to a new iron pin; thence, S. 28-05 W. 89.4 feet to a new iron pin; thence, N. 48-35 W. 6 feet to an iron pin; thence, N. 20-30 E. 140 feet to an iron pin at the point of the beginning.

This conveyance is subject to all restrictions, zoning ordinances, set back lines, roadways, easements and rights-of-way, of record, if any, affecting the above-described property.

DERIVATION: See Deed Book 1009 at Page 476, in the R.M.C. Office for Greenville County.

- 240 - PT OF 5254 - 1-57
OUT OF 5254 - 1-57

For True Consideration See Affidavit
Book 39 Page 385

NO TITLE SEARCH

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 22 day of October, 1974

SIGNED, sealed and delivered in the presence of:

[Handwritten signatures]

GUARDIAN FIDELITY CORPORATION

By: *[Signature]* (SEAL)
A. NATHAN BURTON, VICE PRESIDENT

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 other witness subscribed above witnessed the execution thereof.

SUBSCRIBED before me this 20 day of October 1974

Notary Public for South Carolina
My commission expires: *[Signature]* (SEAL)
[Signature]

[Signature]

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

NO RENUNCIATION OF DOWER CORPORATE DEED

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
day of 19

(SEAL)
Notary Public for South Carolina
My commission expires:

RECORDED this 31st day of October 1974 at 11:15 A. M. No. 11384

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