

State of South Carolina 2 3 35 PM '76 TITLE TO REAL ESTATE

GREENVILLE COUNTY DONNIE S. TANKERSLEY Know All Men by These Presents:

That H. L. Peden R.M.C. hereafter referred to as Grantor, in consideration of the sum of One (\$1.00) Dollars, love and affection XXXXXXS, paid to Grantor by Martha Ann Peden Arnold and Mary Catherine Peden hereafter referred to as Grantee, at and before the sealing of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the said Grantee an undivided one-half interest in and to:

ALL that piece, parcel or lot of land in Greenville Township, Greenville County, South Carolina, being shown as a portion of the property of the Terrace Apartments on a plat prepared by Dalton & Neves, November, 1954, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a water oak tree on Cleveland Street at the joint front corner of property of Grantor and property now or formerly owned by Farrell and running thence S. 89-51 E. 150 feet to a point; thence N. 0-51 E. 125 feet to a point; thence S. 53-49 W. 55 feet, more or less, to iron pin; thence N. 89-09 W. 100 feet to iron pin on the eastern side of Cleveland Street; thence with the eastern side of Cleveland Street, S. 0-51 W. 90 feet to the beginning corner.

This being the same property conveyed to Grantor herein by deed of Terrace, Inc., recorded in the R.M.C. Office for Greenville County in Book 629, at Page 398.

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TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining; TO HAVE AND TO HOLD all and singular the said premises before mentioned unto the Grantee and Grantee's Heirs/Successors and Assigns forever. AND Grantor does hereby bind Grantor and Grantor's Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto Grantee and Grantee's Heirs/Successors and Assigns against Grantor and Grantor's Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the hand and seal of Grantor this 19 day of November, 1975.

Signed, Sealed and Delivered in the Presence of

Signature of witnesses: Gene B. Tolson and Roger N. Pugh

H. L. Peden (Seal)
H. L. Peden (Seal)
Grantor (Seal)

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

Personally appeared before me the undersigned witness and made oath that he saw Grantor sign, seal and as Grantor's act and deed deliver the written deed and that said witness together with the other witness whose name is also above subscribed witnessed the execution of the within deed by Grantor.

Sworn to before me this 19 day of November, 1975. Roger N. Pugh (Seal) Notary Public for South Carolina

My Commission expires, 19

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify

unto all whom it may concern, that Mrs. [Name] wife of the within named Grantor did this day appear before me, and 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 or persons whomsoever, renounce, release, and forever relinquish unto Grantee and Grantee's Heirs/Successors and Assigns, all her interest and estate, and also all her right and claim of Dower of, in or to all and singular the premises above described.

GIVEN under my hand and seal this 19 day of Nov 1975. Gene B. Tolson (Seal) Notary Public for South Carolina

Signature of Mrs. [Name]

My Commission expires, 19. Recorded this day of JAN 2 1976

at 3:35 P. M., No. 17004

My commission expires March 1976

Vertical stamp on the right edge: 0707, 4328 RV-23