

FILED
 GREENVILLE CO. S. C.
 TITLE TO REAL ESTATE - INDIVIDUAL FORM - John M. Dillard, P.A., Greenville, S. C.
 APR 2 2 34 PM '76
 STATE OF SOUTH CAROLINA }
 COUNTY OF GREENVILLE }
 DONNIE S. TANKERSLEY
 R.M.C.

Vol 1034 ... 106

KNOW ALL MEN BY THESE PRESENTS, that A. F. Staton and Thelma B. Staton (also referred to as Adger F. Staten and Thelma B. Staten) in consideration of Fifteen Thousand, Nine Hundred and No/100 (\$15,900.00) ----- 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 David Matherson Barnett, his Heirs and Assigns forever:

All those pieces, parcels or lots of land together with all buildings and improvements situate, lying and being on the northwestern side of Brunson Street (formerly known as Grace Street) and the southeastern side of Coolidge Avenue in the City of Greenville, County of Greenville, South Carolina, being shown and designated as Lot No. 53 and an adjoining unnumbered lot sometimes referred to as Lot No. 54 on a plat of the Property of E. G. Glenn made by C. M. Furman, Engineer, dated March 28, 1923, recorded in the RMC Office for Greenville County, S. C. in Plat Book F, page 148 and having according to a more recent plat of the property of David Matherson Barnett made by Jones Engineering Service, dated March 24, 1976, the following metes and bounds to-wit:

- 519 - 196 - 5 - 17 & 17 A

BEGINNING at an iron pin on the northwestern side of Brunson Street at the joint front corners of Lots No. 52 and 53 and running thence with said side of said street N. 61-38 W., 125 feet to an iron pin; thence N. 35-57 W. 32 feet to an iron pin on the southeastern side of Coolidge Avenue; thence with the southeastern side of Coolidge Avenue, N. 15-46 E. 91 feet to a point; thence N. 47-45 E., 67.2 feet to an iron pin at the joint rear corner of Lots Nos. 52 and 53; thence with the common line of said lots S. 28-22 E., 113.2 feet to an iron pin, the point of beginning.

The above property is the same property conveyed to the grantors by deed of L. A. Moseley et al recorded in Deed Book 701, page 490 and by deed of Laura Burnett Jolly recorded in Deed Book 841, page 621 in the RMC Office for Greenville County, S. C., and is hereby conveyed subject to the rights of way, easements, conditions, public roads, and restrictive covenants reserved on plats and other instruments of public record and actually existing on the grounds affecting said property.

Grantee assumes and agrees to pay City of Greenville and Greenville County property taxes for the tax year 1976 and subsequent years.

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 2nd day of April 1976
 Signed, sealed and delivered in the presence of:
 Carolyn D. Foster (SEAL)
 A. F. Staton, a/k/a Adger F. Staten (SEAL)
 Thelma B. Staton, a/k/a Thelma B. Staten (SEAL)

STATE OF SOUTH CAROLINA } PROBATE
 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 written deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 2nd day of April 1976
 Carolyn D. Foster (SEAL)
 Notary Public for South Carolina
 My commission expires: 1-31-1983
 Greenville County
 James
 Paid 17.60
 Act No. 1
 JOHN M. DILLARD
 SOUTH CAROLINA
 BOOK EXEMPTARY
 SOUTH CAROLINA
 BOOK EXEMPTARY
 1 DOLLAR
 30 DOLLARS

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER
 COUNTY OF GREENVILLE }
 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 2nd day of April 1976
 Carolyn D. Foster (SEAL)
 Notary Public for South Carolina
 My commission expires: 1-31-1983
 Thelma B. Staton
 Thelma B. Staten
 Thelma B. Staton, a/k/a Thelma B. Staten
 RECORDED this day of APR 2 1976 at 2:34 P. M. No. 25310

1000

1328 RV-2