

Grantees' Address: 228 Donnan Rd. Taylors, S, C.

TITLE TO REAL ESTATE - Prepared by **GREENVILLE COUNTY, S.C.** **GREENVILLE BOUTON**, Attorney at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }
AUG 12 11 44 AM '76
DONNIE S. TANKERSLEY
R.M.C.

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KNOW ALL MEN BY THESE PRESENTS, that **DON G. NICHOLS AND MARGARET R. NICHOLS**

In consideration of **TEN THOUSAND THREE HUNDRED SIXTY-EIGHT & 40/100THS** Dollars, (\$10,368.40) the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto **HORACE E. KELLY, HIS HEIRS AND ASSIGNS FOREVER:**

ALL that certain piece, parcel or tract of land situate, lying and being in the State of South Carolina, County of Greenville, in Grove Township, containing 21.16 acres as is morefully shown on a plat prepared by Carolina Surveying Co., July 27, 1976, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on a branch at the corner of property of Herbert Armstrong and running thence N. 88-46 W. 781.2 feet to an old stone and old iron pin at the corner of property of Virginia Knight; running thence N. 5-48 W. 1,147.3 feet to the center of a creek, old iron pin on bank; thence with the center of said creek as the property line, the traverse lines of which are N. 87-33 E. 161 feet; S. 76-24 E. 260.1 feet; S. 85-00 E. 358 feet; N. 83-01 E. 203 feet; N. 49-22 E. 104 feet to a bolt in the center of Folksville Road, which is at a point above the juncture of said creek and a branch; thence with the center of the branch as the property line, the traverse lines of which are S. 24-00 W. 162 feet; S. 15-56 W. 430.6 feet; S. 3-20 E. 155 feet; S. 19-15 W. 165 feet and S. 14-24 E. 300 feet to the point of beginning.

TOGETHER with an easement approximately 50 feet in width running from Folksville Road across property of Herbert Armstrong at the Southeastern corner of said tract by 138.3 feet, more or less, in length. Said easement is recorded in the RMC Office for Greenville County in Deed Book 872 at Page 591.

THIS being the same property conveyed to the Grantors herein by a certain deed of Samuel Ed Mayfield and Julia L. Mayfield recorded on July 30, 1969, in the RMC Office for Greenville County in Deed Book 872 at Page 535.

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 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 11TH day of AUGUST, 1976.

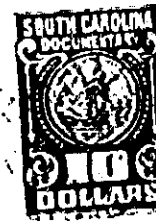
SIGNED, sealed and delivered in the presence of:

James B. Bouton
Lucia C. Bouton



Don G. Nichols
DON G. NICHOLS

Margaret R. Nichols
MARGARET R. NICHOLS



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) act and deed deliver the within deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 11TH day of AUGUST 19 76.

Lucia C. Bouton (SEAL)
Notary Public for South Carolina
My Commission expires February 18, 1980

James B. Bouton



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 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 11TH day of AUGUST 19 76.

James B. Bouton (SEAL)
Notary Public for South Carolina
My Commission Expires September 11, 1985

Margaret R. Nichols
MARGARET R. NICHOLS

RECORDED this day of

AUG 12 1976 11:44 A

M. No.

4151

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