

J. P. Traynham
Rt 2 Post Rd
Greenville, S.C.

TITLE TO REAL ESTATE- Offices of HILL, WYATT & FAYSSOUX, Attorneys at Law, 100 Williams St., Greenville, S.C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

GREENVILLE CO. S.C.
NOV 3 3 45 PM '76
REGISTERED
T. H. C. FASLEY

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KNOW ALL MEN BY THESE PRESENTS, that Effie M. Traynham

in consideration of Five and No/100(\$5.00)-----Dollars.
and love and affection for my husband
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release
unto
J. P. Traynham, Jr., his heirs and assigns, forever:

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An undivided one-half interest of, in and to:

ALL that piece, parcel or lot of land situate, lying and being in Greenville County, South Carolina, near the City of Greenville, in Club View Heights Subdivision, being all of Lot 44 and a portion of Lot 43, as shown on a Plat of said Subdivision and being more fully described, according to a more recent Plat of "Property of J. P. Traynham, Jr." dated September, 1972, prepared by Dalton & Neves Co., Engineers, as follows:

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BEGINNING at a point on the Northern side of Club View Drive, and running thence N. 4-37 E. 200.7 feet to a point on a line of Lot 41; thence along a line of Lot 41, N. 75-05 W. 117.4 feet to the joint corner of Lots 40 and 41; thence along a line of League Land, S. 7-28 W. 230 feet to a point on the Northern side of Club View Drive; thence along the Northern edge of Club View Drive, S. 89-00 E. 128.4 feet to the beginning corner, and being a portion of the property conveyed to J. P. Traynham, Sr. and being the same property conveyed to the Grantor herein by deed of J. P. Traynham, Jr. dated January 18, 1973 and recorded in the RMC Office for Greenville County in Deed Book 965 at Page 315, on January 22, 1973.

This property is subject to existing easements, restrictions and rights of way upon or affecting said property.

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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 29TH day of OCTOBER 1976.

SIGNED, sealed and delivered in the presence of:
Effie M. Traynham (SEAL)

Patricia J. Ragsdale (SEAL)
R. Kinard Johnson, Jr. (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 deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 29TH day of OCTOBER 1976.
R. Kinard Johnson, Jr. (SEAL)
Notary Public for South Carolina.
Patricia J. Ragsdale

My Commission Expires

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER GRANTOR WOMAN
COUNTY OF }
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
day of 19 .

Notary Public for South Carolina. (SEAL)

My Commission Expires

RECORDED this day of NOV 3 1976 at 3:46 P. M. No. 12321

4328 (RV-2)