

TITLE TO REAL ESTATE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

DEED DONNE S. TAN-ERSLEY
R.M.C.

KNOWN ALL MEN BY THESE PRESENTS, that John W. and Kathryn R. Farnsworth, 14 Beattie Place, Greenville, SC 29601

in consideration of Twenty Six Thousand and 00/100s-----(\$26,000.00)--- 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

The City of Greenville, a Municipal Corporation, P.O. Box 2207, Greenville, SC 29602, its successors and assigns:

ALL that certain piece, parcel or lot of land situate, lying and being on the southwestern side of Beattie Place in the City of Greenville, County of Greenville, State of S.C., being known and designated as the southeastern portion of Lot No. 1, as shown on a plat prepared by C.O. Riddle, Surveyor, dated January 3, 1959, entitled "Property of John D. Pellett, Jr., et al" recorded in the RMC Office for Greenville County, S.C., in Plat Book SS at Page 145, and having according to said plat, the following metes and bounds:

BEGINNING at an iron pin in the center of a 12-inch party wall on the southwestern side of Beattie Place, which iron pin is 149.45 feet, more or less, from the southeastern corner of the intersection of N. Brown Street and Beattie Pl., at the corner of property now or formerly of Paul J. Foster, Jr., and running thence with the line of said property, which is also the center line of said party wall, S. 34-07 W. 30.3 feet, more or less, to an iron pin at the corner of property now or formerly of C. A. Williams; thence with the line of said property N. 55-22 W. 22 feet, more or less, to a point in the center of an 8-inch concrete block party wall; thence along the center line of said wall N. 34-07 E. 30 feet, more or less, to a point on the southwestern side of Beattie Place; thence with the southwestern side of Beattie Place, S. 58-58 E. 22 feet, more or less, to the point of beginning. This property is known & designated as Block Book No. 42-1-20.3.

This is the same property conveyed to the grantors from Glenn S. Bolt and is recorded in the RMC Office for Greenville County in Deed Volume 1032, page 976 on March 15, 1976, at 11:16. This description includes the 1 foot strip in width lying on the southwestern side of Beattie Place.

This property is subject to all easements and rights-of-way of record.

The City assumes all stamps and recording fees, 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 9th day of September 1977.

SIGNED, sealed and delivered in the presence of:

John W. Farnsworth (SEAL)
Kathryn R. Farnsworth (SEAL)

_____ (SEAL)

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.

SWORN to before me this 9th day of September 1977

Sharon St. James (SEAL)
Notary Public for South Carolina
My commission expires: _____

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, 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 9th day of September 1977
Sharon St. James (SEAL)

Notary Public for South Carolina.
My commission expires: _____

RECORDED this 9th day of SEP 9 1977 at 1:26 P.M. No. _____

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