

GREENVILLE CO. S.C.

TITLE TO REAL ESTATE Office of P. Bradley Morrah, Jr., Attorney at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

Vol 1066 Page 233

KNOW ALL MEN BY THESE PRESENTS, that I, HARLAN B. CROWDER

in consideration of One and no/100 (\$1.00) ----- Dollars,
And Recitals Below

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s), the receipt of which is hereby acknowledged, have granted, bargained, sold and released, by these presents do grant, bargain, sell and release unto J. Mason Guthrie and Jimmy Johnson, their 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, Cleveland Township, near Jones Gap Road and the middle Saluda River and having according to a survey of Property of Major Harlan B. Crowder, prepared by Walter L. Davis, RLS, February 22, 1955, the following metes and bounds:

BEGINNING at an iron pin, southwestern side of an 18 foot street named Varner Road and corner of property called "Unger Property" on plat (now owned by Guthrie); thence with line of said property S. 35-30 W. 93.5 feet to a point in the center line of a branch; thence with the center of said branch as the line (the traverse course being S. 6-49 E. 113.1 feet to a point; thence continuing with center of branch in a southeasterly direction 125 feet to a point marked by an iron pin on the northeastern bank; thence N. 9-45 E. approximately 120 feet to iron pin on southwest side of said 18 foot street; thence with line of street N. 23-20 W. 165 feet, more or less to beginning point.

- 355 - 681.1 - 1 - 8.1

Through error Grantees executed their deed dated August 10, 1970 conveying to Grantor the above tract of land as shown by deed recorded in Deed Book 896 at Page 102. This deed is executed to reconvey the above tract to the Grantees, who, simultaneously herewith by separate deed are conveying to Major Harlan B. Crowder the tract of land intended to be conveyed to him originally, identified on the aforesaid plat as "Section A".

J. Mason Guthrie and James Johnson.
ALSO: All right, title and interest of the Grantor in and to that portion of the 18 foot street called Varner Road abutting the aforesaid tract.

Tract is shown on Block Book as Lot 3.1, Section 1, Page 681.1. (See plat recorded in Book FF at Page 501)

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 20 day of September, 1977.

SIGNED, sealed and delivered in the presence of:

Harlan B. Crowder (SEAL)
Dorothy J. Crowder (SEAL)
Pamela S. Mabry (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 the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 20th day of September, 1977.

Notary Public for South Carolina. (SEAL)
Pamela S. Mabry
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 or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all singular the premises within mentioned and released.

GIVEN under my hand and seal this

20th day of September, 1977
Notary Public for South Carolina. (SEAL)
My commission expires _____

RECORDED this _____ day of OCT 5 1977 10:57 A.M., No. 10761

0 2 3 3

4328 RV-2