

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

For Tax... Page 40 Page 654

KNOW ALL MEN BY THESE PRESENTS, that Robert S. Small, Jr.

in consideration of Ten and No/100 (\$10.00) and other valuable considerations ----- 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

Robert S. Small, his heirs and assigns forever:

AN UNDIVIDED ONE-HALF INTEREST IN AND TO:  
ALL that certain piece, parcel or tract of land containing 6.34 acres situate, lying and being near Simpsonville, Greenville County, State of South Carolina located between the frontage road bordering U. S. Highway # 276 immediately south of the intersection of said highway with Fairview Road (formerly Neely Ferry Road) and the Seaboard Coastline Railroad tract, which property is composed of a parcel of 5.33 acres and a parcel of 1.01 acres, as shown on plat, designated as property of Jeff R. Richardson, Jr., near Simpsonville, South Carolina, by C. O. Riddle, R.L.S. dated October, 1972, recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book 4-W at Page 94 and according to said plat, has the following metes and bounds, to-wit:

BEGINNING at a point along the center line of Seaboard Coastline Railroad tract where the property hereby conveyed corners with property now or formerly of Vance B. Drawdy, Trustee, thence running S. 69-51 W., 776.25 feet; thence along the same course for a distance of 6.75 feet; thence N. 5-43 W., 50 feet; thence N. 10-7 E., 136.95 feet; thence N. 4-42 E., 32.8 feet; thence N. 2-3 E., 25 feet; thence N. 0-40 W., 61.5 feet; thence N. 3-18 W., 25 feet; thence S. 53-19 E., 32.1 feet; thence N. 68-43 E., 39.5 feet; thence N. 52-47 E., 39.5 feet; thence N. 44-50 E., 338.4 feet; thence N. 32-15 E., 65.7 feet; thence N. 7-5 E., 65.7 feet; thence N. 5-30 W., 60 feet; thence N. 0-55 E., 51.2 feet; thence N. 13-45 E., 51.2 feet; thence N. 75-50 E., 29.1 feet; thence N. 68-42 E., 10.58 feet; thence along the center line of said Seaboard Coastline Railroad tract, shown on said plat as bearing S. 25-41 E., 677.3 feet to the point of beginning. The subject property is bounded on the north by property of U. S. Register Company; on the East by frontage road of U. S. Highway #276; on the south by property of Janie D. DeTreville and on the west by center line of Seaboard Coastline Railroad tract. - 899-323-1-1.4(110' E.D)

This conveyance is made subject to all easements, conditions, covenants, restrictions and rights of way which are a matter of record and/or actually existing on the ground affecting the above described property, and specifically to those easements, right of way, reservations and conditions contained in deed from Janie D. DeTreville to Vance B. Drawdy, as Trustee under written Trust Agreement by and between Vance B. Drawdy and Jeff R. Richardson, Jr., dated November 24, 1972

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 18<sup>th</sup> day of July 1978.

SIGNED, sealed and delivered in the presence of

Adriane Holwood  
Dorrie L. Bailey

(SEAL)  
(SEAL)  
STATE OF SOUTH CAROLINA  
DOCUMENTARY TAX  
CCT 13 78 STAMP TAX 150.00  
PB. 11218

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

PROBA:

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 18<sup>th</sup> day of July 19 78.

Dorrie L. Bailey (SEAL)  
Notary Public for South Carolina  
My commission expires: 6-15-81

Adriane Holwood

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 18<sup>th</sup> day of July 19 78.

Dorrie L. Bailey (SEAL)  
Notary Public for South Carolina  
My commission expires: 6-15-81

Catherine C. Small

RECORDED this \_\_\_\_\_ day of \_\_\_\_\_ 19 \_\_\_\_\_ at \_\_\_\_\_

SOUTH CAROLINA COUNTY DOCUMENTARY TAX  
CCT 13 78 STAMP TAX 82.50  
PB. 11218

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322-1-1.4

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