

GRANTEE'S ADDRESS: 200 Westminister Drive, Greenville, S. C. LEATHERWOOD, WALKER, TODD & MANN
TITLE TO REAL ESTATE--Offices of Leatherwood, Walker, Todd & Mann, Attorneys at Law, Greenville, S. C.

VOL 1093 PAGE 278

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that I, James R. McQueen

in consideration of Five and No/100ths (\$5.00)----- Dollars,
love and affection

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, and by these presents do grant, bargain, sell and release unto

Jean I. McQueen, her heirs and assigns, forever:

An undivided one-half interest in and to ALL that certain piece, parcel or lot of land with all improvements thereon, situate, lying and being in the State of South Carolina, County of Greenville, in Greenville Township within the corporate limits of the City of Greenville, being known and designated as the major part of Lot No. 39 and the western part of Lot 40 of the Estate of D. W. Cochran and property of Minnie P. Cochran according to a plat thereof prepared by Dalton and Neves Engineers July, 1937 in Plat Book I at pages 92 and 93 and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwestern corner of the intersection of Westminister Drive, formerly known as Augusta Drive, East Oakview Drive, shown on the aforesaid plat as an unnamed street; thence along the southwestern side of said Westminister Drive, S. 56-22 E. 68.4 feet to an iron pin at the joint front corner of Lots 39 and 40; thence continuing still with the southwestern side of Westminister Drive, S. 50-44 E. 30.7 feet to an iron pin at the corner of property formerly belonging to Clarence E. Cox; thence continuing along the line of property formerly belonging to Clarence E. Cox through Lot 40 S. 29-34 W. 158.7 feet to an iron pin; thence N. 52-04 W. 78.3 feet to an iron pin on said Oakview Drive; thence with eastern side of Oakview Drive, N. 21-56 E. 159.1 feet to point of beginning. — 519-215-4-1

It is the intention of the grantor herein to convey to the grantee all of his remaining undivided interest in and to the property described above, being the same conveyed to him by deed of William E. Crooks, recorded June 23, 1960 in Deed Book 653, Page 123.

This conveyance is made subject to all easements, restrictions, roadways, set back lines and rights of way, if any, affecting the above-described property, and to that certain mortgage of real estate held by Fidelity Federal Savings & Loan Association, recorded July 15, 1978 in the RMC Office for Greenville County in Mortgage Book 1404, Page 71.

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 28th day of September, 1978.

SIGNED, sealed and delivered in the presence of:

James R. McQueen (SEAL)
James R. McQueen
Jean I. McQueen (SEAL)
Jean I. McQueen (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 written deed and that (s)he, with the other witness subscribed above, witnessed the execution thereof.

SWORN to before me this 28th day of September, 1978.

Victoria R. Harrell (SEAL)
Victoria R. Harrell
Notary Public for South Carolina
My commission expires: 8/29/83

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

UNNECESSARY--GRANTEE WIFE OF GRANTOR
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

day of 19

(SEAL)
Notary Public for South Carolina
My commission expires

RECORDED this day of DEC 6 1978 19, at 4:09 P. M., No. 17321

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