TITLE TO REAL ESTATE—Offices of Riley and Riley, Greenville, S. C.

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STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that Blanche H. Knight, Talmadge Hipps, Callie H. Lancaster and Madelyn H. Garrison, Tom Hipps and Elmer Hipps

in consideration of ----------ONE DOLLAR ($1.00) AND NO/100---------- Dollars,
LOVE AND AFFECTION

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Frances H. Cox her heirs and assigns forever:

ALL that piece, parcel or tract of land being located on the Southeasterly side of Jonesville Road and being shown as Tract #3 on plat of survey for Talmadge Hipps et al prepared by C. O. Riddle, RLS, dated May 28, 1984, recorded in the RMC Office for Greenville County, State of South Carolina in plat Book 10M at page 26.

Reference to said plat being hereby craved for a more complete metes and bounds description. Said tract containing 4.66 acres, more or less.

This conveyance is made subject to all easements, rights of way, and restrictions appearing of record or on the premises as maybe applicable to the above described property as well as to applicable zoning laws and ordinances, if any.

Grantee's address: Route 13, Staunton Bridge Road
Greenville, SC 29611

DERIVATION —16-65-559.3-1-44

See Deed of William Charlie Hipps to Frances Hipps, et al, dated January 23, 1939, recorded January 23, 1939 in Deed Volume 208 at page 213.

See also Estate filed in Apartment 413, file 1.

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 13th day of August 1984

SIGNED, sealed and delivered in the presence of:

Madelyn H. Garrison (SEAL)
Elmer Hipps (SEAL), Blanche Knight (SEAL)
Callie H. Lancaster (SEAL)
Thomas Hipps (SEAL)
Talmadge Hipps (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 13th day of August 1984

(SEAL)

Notary Public for South Carolina 7-29-90
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 and singular the premises within mentioned and released.

GIVEN under my hand and seal this

day of 197

(SEAL)

Notary Public for South Carolina.
My commission expires

RECORDED this day of AUG 29 1984 19 at 11:38 A.M., No. 6501

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