

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

NOV 16 12 27 PM 1960

Know All Men by These Presents:

That I, Theodore Copeland, in the State aforesaid, in consideration of the sum of One and No/100----- 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 whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said Martha C. Watkins her Heirs and Assigns forever:

All that piece, parcel or lot of land in Greenville County, State of South Carolina, situate, lying and being in the City of Greenville and being known and designated as a portion of Lot No. 2 of Nicholtown Heights as shown on plat thereof recorded in the R. M. C. Office for Greenville County in Plat Book "F", Page 68 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of "D" Street (now known as Gandy Street) at the joint corner of Lots Nos. 2 and 37 and running thence along the line of Lot 37, S. 0-45 E. 40 feet to an iron pin at the joint rear corner of Lots Nos. 2, 3, 36 and 37; thence along the line of Lot No. 3, S. 89-15 W. 50 feet to an iron pin; thence a new line through Lot No. 2 N. 0-45 W. 40 feet to a point on the eastern side of "D" Street; thence along "D" Street, N. 89-15 E. 50 feet to the beginning corner.

The above described property is part of the same conveyed to me by Lucy Copeland by deed dated May 9, 1941 and recorded in the R. M. C. Office for Greenville County in Deed Book 236, Page 37.

TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining.

TO HAVE AND TO HOLD all and singular the said Premises before mentioned unto the grantee(s) hereinabove named, and her Heirs and Assigns forever.

And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s) Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s) Heirs and Assigns against the grantor(s) and the grantor's(s) Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor's(s) hand and seal this 14th day of November in the year of our Lord One Thousand Nine Hundred and Sixty.

Signed, Sealed and Delivered in the Presence of

[Signatures of J. R. Mann and Mary D. Morris]

Theodore Copeland (Seal) [Seal] [Seal] [Seal] [Seal]

State of South Carolina, Greenville County

Personally appeared before me Mary D. Morris

and made oath that she saw the within named grantor(s) Theodore Copeland sign, seal and as his act and deed deliver the within written deed, and that she with J. R. Mann his witnessed the execution thereof.

Sworn to before me this 14th day of November, A. D. 19 60 [Signature of J. R. Mann] (Seal) Notary Public for South Carolina

[Signature of Mary D. Morris]

State of South Carolina, Greenville County

RENUNCIATION OF DOWER I, J. R. Mann, a Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Edna C. Copeland wife of the within named Theodore Copeland did this day appear before me, and 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 or persons whomsoever, renounce, release, and forever relinquish unto Martha C. Watkins, her Heirs and Assigns, all her interest and estate, and also all her right and claim of Dower of, in or to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this 14th day of November, A. D. 19 60 [Signature of J. R. Mann] (Seal) Notary Public for South Carolina

[Signature of Edna C. Copeland]

Cancelled documentary stamps attached: S. C. \$ ; U. S. \$ Recorded this 16th day of November 19 60 at 12:27 P.M. M. No. #13000

201-2-12-1 OUT OF 201-2-12