

MAR 31 3 39 PM '71

OLLIE FARNSWORTH
ATTORNEY AT LAW, GREENVILLE, S. C.

TITLE TO REAL ESTATE—PREPARED BY W. W. WILKINS, ATTORNEY AT LAW, GREENVILLE, S. C.

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that M. G. PROFFITT, INC.

in consideration of Six Thousand Five Hundred (\$6,500.00) 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 David W. Wayner, his heirs and assigns,

All that lot of land situate on the northwest side of Dameron Avenue, in the City of Greenville, in Greenville County, South Carolina, being shown as Lot No. 37 on Plat of Section F of Gower Estates, recorded in the RMC Office for Greenville County, South Carolina in Plat Book JJJ, page 99, made by R. K. Campbell, and Webb Surveying & Mapping Company, November, 1965, and having according to said plat the following metes and bounds, to-wit:

Beginning at an iron pin on the northwest side of Dameron Avenue at the joint front corner of Lots 36 and 37 and runs thence along the line of lot 36, N. 19-52 W. 180 feet to an iron pin; thence S. 70-08 W. 112 feet to an iron pin; thence with the line of Lot 38, S. 18-55 E. 180 feet to an iron pin on the northwest side of Dameron Avenue; thence along Dameron Avenue N. 70-08 E. 115 feet to the beginning corner.

This is the same lot conveyed to grantor by Conyers & Gower, Inc. by deed recorded of even date herewith.

This conveyance is made subject to all restrictions, set back lines, roadways, easements and rights of way, if any, affecting the above described property. For restrictions applicable to Section F of Gower Estates, See deed book 790 page 139.

The by-laws of M. G. Proffitt, Inc. provide that the president is the only required officer to sign deeds.



Act No. 200-1-1

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 assigns, against 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 25 day of March 19 71 .

SIGNED, sealed and delivered in the presence of: M. G. PROFFITT, INC. (SEAL)

W. W. Wilkins (SEAL)

By: *M. G. Proffitt* (SEAL)

Senobia C. Hall (SEAL)

President (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 25 day of March 19 71 .

W. W. Wilkins (SEAL)

Senobia C. Hall (SEAL)

Notary Public for South Carolina.
MY COMMISSION EXPIRES NOVEMBER 23, 1980

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

GRANTOR, A CORPORATION
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 19 day of

Notary Public for South Carolina.
MY COMMISSION EXPIRES JANUARY 1, 19

RECORDED this 31st day of March 19 71 at 3:39 P. M., No. #22721

599-2684-7-3