

FILED GREENVILLE S.C. JUL 13 4 10 PM '72 ELIZABETH RIDDLE R.M.C.

STATE OF SOUTH CAROLINA } COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that I, Sanford R. Kirkus,

in consideration of Fifteen Hundred and No/100-----(\$1,500.00)----- Dollars, and assumption of First Piedmont Bank and Trust Company mortgage the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Kenneth T. Bailey, his heirs and assigns forever: All my right, title, and interest, the same being an undivided one-half interest, in and to the following described real estate:

All that piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, located on the Southern side of Jenkins Street, and being shown on a plat entitled "Survey for Sanford R. Kirkus" dated January 26, 1972, prepared by Carolina Surveying Company of record in the Office of the R. M. C. for Greenville County in Plat Book 4 M , Page 119 , and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin at the corner of subject property, which pin is 223.4 feet from the intersection of U. S. Highway 276 and Jenkins Street, running thence S. 23 E. 254.2 feet to an iron pin; running thence N. 61-30 E. 164.5 feet to an iron pin; running thence N. 22-08 W. 136.6 feet to an iron pin; running thence S. 74-30 W. 64 feet to an iron pin; running thence N. 21-30 W. 85.2 feet to an iron pin on the Southern side of Jenkins Street; running thence with the Southern side of Jenkins Street, S. 71-32 W. 105 feet to the point of beginning; being the same property conveyed to the grantor and the grantee by H. Allen Simmons by deed dated February 10, 1972 and recorded in the R. M. C. Office for Greenville County in Deed Vol. 936, at Page 315.

This conveyance is made subject to all easements, restrictions and rights-of-way which may affect the property hereinabove described.



Greenville County Stamps Paid \$ 1.65 Act No. 380 Sec. 1

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-799- M3.1-2-3

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)' heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(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)' 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

July 19 72

SIGNED, sealed and delivered in the presence of:

Sanford R. Kirkus (SEAL) Sanford R. Kirkus

Mary A. Martin (SEAL) Charles A. Abbott (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 July 19 72

Charles A. Abbott (SEAL) Notary Public for South Carolina

Mary A. Martin

My Commission Expires: 9/23/79

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)' 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 13th day of July 19 72

Mary A. Martin (SEAL)

Carolyn L. Kirkus

Notary Public for South Carolina My Commission Expires: 11-23-80

RECORDED this 13th day of July 19 72