TITLE TO REAL ESTATE Love, Thornton, Arnold & Thomason, Lawyers Building, Greenville, S. C. STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that I, Ollie L. Childress,

in consideration of Six Thousand Seven Hundred Fifty and No/100 (\$6,750.00)----- 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 Marvin L. Bayne, His Heirs and Assigns Forever:

All that certain piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, near the City of Greenville, being known and designated as Lot 3 as shown on a plat of Property of John R. and Ollie L. Childress prepared by H. C. Clarkson, Surveyor, dated September 11, 1970, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at a stake on the Southern side of Tryon Avenue at the joint front corner of Lots 2 and 3, running thence with the common line of said lots, S. 3-02 W. 105 feet to a stake; thence S. 65-0 E. 49.6 feet to a stake; thence N. 30-51 E. 82.4 feet to a stake; thence N. 17-08 E. 61.1 feet to a stake on the Southern side of Tryon Avenue; thence continuing with Tryon Avenue, S. 88-00 W. 99.8 feet to the point of beginning.

The above is a part of the same property conveyed to John R. and Ollie L. Childress by Norman C. Pinson by deed recorded in Deed Book 252 at Page John R. Childress subsequently died testate and devised all of his interest in said property to the grantor, the widow as will be shown by reference to Apartment 1174, File 1, Probate Judge's Office for Greenville County.

This property is conveyed subject to all restrictions, zoning ordinances, easements of record or on the ground affecting said property.



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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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns against the grantor(s) and the grantor's(s') heirs, successors and assigns 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 23 day of SIGNED, scaled and delivered in the presence of: (SEAL) (SEAL) (SEAL) \_(SEAL) PROBATE STATE OF SOUTH CAROLINA Personally appeared the undersigned witness and made oath that (s)he saw the within named (grantor(s) sign, scal and as the grantor's(s') act and deed deliver the within deed and that (s)he, with other witness subscribed above witnessed the execution thereof. O, SWORN to before me this 23 day of August Mary J. Doy \_\_(SEAL) Notary Public for South Carolina 9-24-79  $\omega$  $\hat{\beta}$ RENUNCIATION OF DOWER GRANTOR A WOMAN. STATE OF SOUTH CAROLINA 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, 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

\_(SEAL)

Notary Public for South Carolina.

My commission expires: August 25th day of— RECORDED this\_\_\_\_

\_\_19\_72\_\_, at \_\_\_2:35\_\_\_

P.M., No. 5873