

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

Vol 1015 p. 297

KNOW ALL MEN BY THESE PRESENTS, that I, AUGUSTUS EUGENE SPARKS

in consideration of ONE and NO/100 (\$1.00) DOLLARS AND 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 AUGUSTUS EUGENE SPARKS, Trustee under that certain Trust Agreement dated the 5th day of February, 1975, his heirs and assigns, forever

ALL that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, in Ward Five of the City of Greenville on the South side of Hamilton Avenue and known and designated as Lot No. 20 of the H. T. Mills property as shown on plat recorded in Plat Book "C" at page 223, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on Hamilton Avenue - joint corners of Lots 19 and 20 and running thence along joint lines of Lots 19 and 20, S. 16-15 W. 142 feet to an iron pin; thence S. 77-45 E. 50 feet 1-1/2 inches to an iron pin joint corners of Lots 20 and 21; thence along joint lines of Lots 20 and 21, N. 16-15 E. 138 feet 6 inches to an iron pin on Hamilton Avenue; thence along said Hamilton Avenue N. 73-45 W. 50 feet to the beginning corner. This being the same lot of land conveyed to the Grantor herein by deed of Frances S. Dodson dated February 22, 1939, and recorded in the RMC Office for Greenville County in Deed Book 209 at page 86.

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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 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 5th day of February, 1975

SIGNED, sealed and delivered in the presence of:

Augustus Eugene Sparks (SEAL)
AUGUSTUS EUGENE SPARKS (SEAL)

Nancy A. Pate (SEAL)
Sara B. Pate (SEAL)

STATE OF SOUTH CAROLINA } PROBATE
COUNTY OF GREENVILLE }

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 5th day of February, 1975

Nancy A. Pate (SEAL) *Sara B. Pate* (SEAL)
Notary Public for South Carolina

My commission expires 5-14-84

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER
COUNTY OF GREENVILLE }

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 singular the premises within mentioned and released.

GIVEN under my hand and seal this 5th day of February, 1975

Minnie Thomas Sparks (SEAL) MINNIE THOMAS SPARKS
Nancy A. Pate (SEAL)
Notary Public for South Carolina

My commission expires 5-14-84

RECORDED this MAR 5 1975 at 1:01 P. M. No.

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