

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

FARNSWORTH R.M.C.

Know All Men by These Presents:

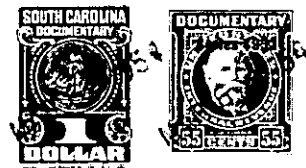
That I, Ben A. Maynard in the State aforesaid, in consideration of the sum of Two Hundred Fifty and No/100 -- DOLLARS,

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

James A. Fowler:

All that certain piece, parcel or lot of land, lying and being in Austin Township, Greenville County, State of South Carolina, located on the South Side of the Georgia Road, west of the Town of Simpsonville, adjoining other lands of both Grantor and Grantee, and having according to a survey and plat made by W. J. Riddle, Surveyor on Sept. 18, 1947, revised in Feb. 1954, the following metes and bounds, to wit:-

Beginning at an iron pin on the south side of the Georgia Road, corner of lands now owned by Grantor and Grantee, and running thence along Fowler line S. 7-20 E. 150 feet to iron pin; thence S. 87-50 W. 50 feet to an iron pin; thence N. 7-20 W. 150 feet to an iron pin on Georgia Road; thence along Georgia Road N. 87-50 E. 50 feet to the beginning corner, and being a portion of the same lands conveyed to Ben A. Maynard by M. M. Scott by deed dated Oct. 8, 1947 and recorded in the Greenville County R. M. C. Office in Vol. 323, page 344.



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 his 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 26th day of February in the year of our Lord One Thousand Nine Hundred and Fifty Four

Signed, Sealed and Delivered in the Presence of

Signatures of witnesses: S. W. Hiott, Jr. and D. L. Bramlett, Jr.

Signature of Ben A. Maynard and four blank seal lines.

State of South Carolina, Greenville County

Personally appeared before me S. W. Hiott, Jr.

and made oath that he saw the within named grantor(s) Ben A. Maynard sign, seal and as his act and deed deliver the within written deed, and that he, with D. L. Bramlett, Jr. witnessed the execution thereof.

Sworn to before me this 26th day of February A. D. 1954. Signature of D. L. Bramlett, Jr. Notary Public for South Carolina

Signature of S. W. Hiott, Jr.

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

I, D. L. Bramlett, Jr., A Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Georgia M. Maynard wife of the within named Ben A. Maynard 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 James A. Fowler, his 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 26th day of February A. D. 1954. Signature of D. L. Bramlett, Jr. Notary Public for South Carolina

Signature of Georgia M. Maynard

Cancelled documentary stamps attached: S. C. \$; U. S. \$ (Continued on Next Page) Recorded this day of 19, at M., No.