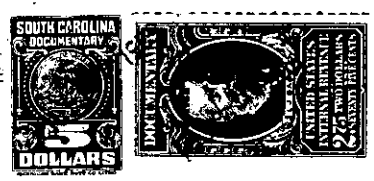


8M 10-58
TITLE OF REAL ESTATE - Form 137 1/2 - W. A. Seybt & Co., Office Greenville, S. C.



STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

CLERK

Know All Men by These Presents:

That I, B. F. Reeves in the State aforesaid, in consideration of the sum of Two Thousand and Two Hundred and No/100 plus assumption of mortgage to Fountain Inn Fed. Savings & Loan Assn. in the amount of \$7200.00 to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipts whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said

Wofford L. Ayers, his Heirs and Assigns forever:

ALL that certain piece, parcel or lot of land, with the improvements thereon, lying, being and situate in Austin Township, County of Greenville, State of South Carolina, being known and designated as Lot No. 40 of B. F. Reeves Subdivision in accordance with Plat made by H. S. Brockman, dated September 14, 1958 and recorded in the R.M.C. Office for Greenville County in Plat Book "00", Page 190 and being more fully described according to said Plat, to-wit:

BEGINNING at an iron pin on the northern side of Dianne Avenue, joint front corner of Lots Nos. 39 and 40 and being 70.4 feet from intersection of Dianne Avenue and Hipps Avenue and running thence along Lot No. 39 N. 40-31 W. 180 feet to iron pin; thence S. 49-29 W. 80 feet to iron pin; thence S. 40-31 E. 180 feet to iron pin on Dianne Avenue; thence N. 49 - 29 E. 80 feet to iron pin, being the point of beginning.

This being a portion of property as conveyed to the Grantor by deed of Cora B. League, recorded in Deed Book 555, Page 84.

This conveyance being subject to all of the restrictions and conditions as contained in the Restrictions recorded in Deed Book 601, Page 35 and reference to said Restrictions is incorporated as a part and parcel of this Deed.

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 15th day of October in the year of our Lord One Thousand Nine Hundred and Sixty.

Signed, Sealed and Delivered in the Presence of
Aldora C. Saye (Seal)
Melvin K. Younts (Seal)

State of South Carolina } Personally appeared before me Aldora C. Saye
COUNTY OF GREENVILLE }

and made oath that s he saw the within named grantor(s) B. F. Reeves sign, seal and as his act and deed deliver the within written deed, and that s he, with Melvin K. Younts witnessed the execution thereof.

Sworn to before me this 15th day of October, A. D. 1960
Melvin K. Younts (Seal)
Notary Public for South Carolina

State of South Carolina } RENUNCIATION OF DOWER
COUNTY OF GREENVILLE } I, Melvin K. Younts Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Myrtis O. Reeves wife of the within named B. F. Reeves 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 Wofford L. Ayers, 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 15th day of October, A. D., 1960
Melvin K. Younts (Seal)
Notary Public for South Carolina
Myrtis O. Reeves

Cancelled documentary stamps attached: S. C. \$; U. S. \$ P.
Recorded this 19th day of October 1960, at 12:07 M., No. #10539

560.1-2-10