

TITLE TO REAL ESTATE—Leatherwood, Walker, Todd & Mann, Greenville, S. C.

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

FILED GREENVILLE CO. S. APR 15 4 14 PM '70 OLLIE FAHNSWORTH R.H.C.

KNOW ALL MEN BY THESE PRESENTS, that I, PEARL G. BAILEY,

in consideration of One Thousand Five Hundred Nineteen and 50/100ths (\$1,519.50)-----Dollars,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s), the receipt of which is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto F. K. GUEST, his heirs and assigns forever:

All my right, title and interest, the same being an undivided 13.33% interest in and to all that piece, parcel or lot of land located on the waters of the N. Saluda River and having, according to a plat by W. A. Hester, Surveyor, dated August 18, 1922, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of N. Saluda River and running thence S. 41 1/2 E. 28 chains 40 lengths to a stone; thence N. 48 1/2 E. 7 chains to a Chestnut Oak; thence S. 41 1/2 E. 16 chains 50 lengths to a stone om; thence S. 75 W. 5 chains 10 lengths to a Chest Oak om; thence S. 49 W. 11 chains 50 lengths to a stone om; thence S. 18 1/2 W. 4 chains 14 lengths to a Chestnut Oak; thence N. 58 1/2 W. 19 chains to a stone; thence N. 45 E. 8 chains 50 lengths to a stone; thence N. 58 1/2 W. 10 chains 20 lengths to a stone; thence N. 77 W. 8 chains 50 lengths to a Hickory xm located on a branch; thence with the meanderings, 24 chains 76 lengths to the North Saluda River; thence with the southern side of the North Saluda River in a westerly direction, 19 chains more or less, containing 76 acres more or less.

Being the same property of Lonie M. Turner to J. A. Guest by Deed dated April 1, 1929, and recorded in the R.M.C. Office for Greenville County in Deed Book 152, at Page 137. The said J. A. Guest died intestate November 17, 1936, leaving as his heirs H. K. Guest, Pearl G. Bailey, Elsie Shipman, T. C. Guest, and Lizzie G. Staton, as will appear by reference to the records of the Probate Court of Greenville County in Apt. 355, File 14. Thomas Clyde Guest died intestate September 25, 1968, leaving as his heirs Lizzie G. Staton, Elsie Shipman, Pearl G. Bailey, Gladys West, Louise Bell, Virginia Thomas, and Fred K. Guest, as will appear by reference to the records of the Probate Court of Greenville County in Apt. 1057, File 12. Lizzie G. Staton died intestate December 13, 1968, leaving as her heirs Elsie Shipman, Pearl G. Bailey, Gladys West, Louise Bell, Virginia Thomas, and Fred K. Guest, as will appear by reference to the records of the Probate Court of Greenville County, in Apt. 1065, File 17.

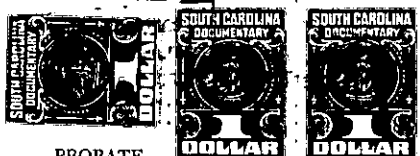
Subject to all rights-of-way, easements and restrictions of record, together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining; to have and to hold all and singular the premises before mentioned unto the grantee(s), 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 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(s) and seal(s) this 6th day of April 1970.

SIGNED, sealed and delivered in the presence of:

Pearl G. Bailey (SEAL) Pearl G. Bailey

Paul H. Pruitt Virginia J. Nalley



Greenville County (SEAL) Stamps Paid \$ 3.00 (SEAL) Act No. 320 Sec. 1

STATE OF SOUTH CAROLINA } 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 deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 6th day of April 1970.

Virginia J. Nalley (SEAL) Notary Public for South Carolina. My commission expires 1-1-71

Paul H. Pruitt

STATE OF SOUTH CAROLINA } COUNTY OF

RENUNCIATION OF DOWER

LEATHERWOOD, WALKER, TODD & MANN

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 and singular the premises within mentioned and released.

GIVEN under my hand and seal this 19 day of April 1970.

Notary Public for South Carolina. My commission expires

RECORDED this 15th day of April 1970 at 4:12 P. M., No. #22502

465-658.1-1-5