

FILED
 TITLE TO REAL ESTATE—Offices of GREENVILLE, S.C.
 STATE OF SOUTH CAROLINA }
 COUNTY OF GREENVILLE }
 DONNIE S. TANKERSLEY
 R.M.C.
 KNOW ALL MEN BY THESE PRESENTS, that A. BEN DAVIS

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in consideration of ELEVEN THOUSAND FIVE HUNDRED AND NO/100THS ----- 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 JAMES K. COX AND PATRICIA W. COX, their heirs and assigns:

ALL that certain piece, parcel or lot of land in Grove Township, Greenville County, State of South Carolina shown as Lot No. 3 on plat entitled "Property known as Jerry McKenzie Farm", dated October, 1937, and recorded in the R. M. C. Office for Greenville County in Plat Book M at page 139, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin at the joint front corners of Lots Nos. 3 and 4 on old Highway No. 20 and running thence with said highway S. 32-27 W. 100 feet to an iron pin at the joint front corners of Lots Nos. 2 and 3; thence with the line of Lot No. 2 N. 68-15 W. 214 feet to an iron pin at the joint rear corner of Lots Nos. 2 and 3; thence N. 7-30 W. 112.5 feet to an iron pin at the joint rear corners of Lots Nos. 3 and 4; thence with the line of Lot No. 4 S. 68-15 E. 289 feet to the point of beginning.

This being the same property conveyed to A. Ben Davis and Cora W. Davis by Deed recorded in Deed Volume 348 at page 249 in the R. M. C. Office for Greenville County. The said Cora W. Davis died testate July 27, 1964, devising all property to the grantor herein. See Apartment 1056, File 23 in the Office of the Probate Judge for Greenville County, South Carolina.

This conveyance is made subject to any restrictive covenants, building setback lines, easements and rights of way affecting the above described property.



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 19th day of July, 1973.
 SIGNED, sealed and delivered in the presence of:
 Curtis O. Moore (SEAL)
 Hubert E. Johnson (SEAL)
 A. Ben Davis (SEAL)

STATE OF SOUTH CAROLINA }
 COUNTY OF GREENVILLE }
 -85-609.2-1-6
 PROBATE

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 19th day of July, 1973.
 Hubert E. Johnson (SEAL)
 Curtis O. Moore (SEAL)
 Notary Public for South Carolina.
 My commission expires 1-23-81

STATE OF SOUTH CAROLINA }
 COUNTY OF GREENVILLE }
 GRANTOR A WIDOW
 RENUNCIATION OF DOWER

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 _____ day of _____ 197____
 _____ (SEAL)
 Notary Public for South Carolina.
 My commission expires _____

RECORDED this 20th day of July, 1973, at 3:10 P.M., No. 2125
 609.2-1-6