

Mailing address: 325 W. ...

TITLE TO REAL ESTATE—Offices of Earle, ... Grayson, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
COUNTY OF LAURENS

CO. S. C.
1 SEP 1976
RECORDED

BOOK 211 PAGE 594

VOL 1044 PAGE 670
SEP 29 1976

KNOW ALL MEN BY THESE PRESENTS, that Milford D. Kelly

For True Consideration See Affidavit

Book 39 Page 1296

in consideration of Thirty-Two Thousand and No/100 (\$32,000.00)
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Patrick H. Seay and Gloria A. Seay, their heirs and assigns forever:

ALL that certain piece, parcel, or lot of land situate, lying and being in the State of South Carolina in both Laurens County and Greenville County as is more fully shown on a plat entitled "Property of Milford D. Kelly" dated April 1976 and revised September 7, 1976 by C. O. Riddle surveyor, containing 40.01 acres, and having according to said plat, the following metes and bounds:

DERIVATION: Deed of Ethel H. Harris to Milford D. Kelly dated June 3, 1976 recorded in the office of the Clerk of Court for Laurens County in Deed Book 210 at page 519 and in the office of the RMC for Greenville County in Deed Book 1037 at page 435 on June 4, 1976.

BEGINNING at an iron pin in the center of Clyde Road at the corner of property of Carroll Abercrombie and running thence S. 81-31 W. 111 feet to an old iron pin at the corner of Claude Abercrombie Estate; thence along the line of said property S. 82-05 W. 1927.5 feet to an old iron pin at the corner of Carroll Abercrombie; running thence along the line of said property, S. 80-40 W. 1272.5 feet to the center of South Rabon Creek, passing an iron pin at 75 feet from a white oak, and running thence with the center of South Rabon Creek the traverse lines of which are: N. 24-53 W. 168.3 feet; N. 25-24 W. 240 feet; N. 20-30 W. 99.2 feet; N. 6-59 W. 146 feet to a point, an iron pin and stone located 16.5 feet from the center of the Creek, and running thence S. 88-17 E. 1609.1 feet to an old iron pin in the line of property of Black; thence with the line of property of Black, N. 73-36 E. 861.8 feet to an iron pin and N. 68-05 E. 722.7 feet to an iron pin at the corner of a tract containing 5.20 acres; thence with the line of said tract S. 74-05 E. 800.3 feet to the center of said road, passing an iron pin at 24.2 feet on the northwestern side of said road; running thence with the center of said road S. 26-17 W. 53.3 feet to an iron pin; thence with the center of said Road, the following courses and distances: S 41-06 W. 55.3 feet, S. 42-51 W. 100 feet to an iron pin; S. 47-45 W. 100 feet to an iron pin; S. 50-54 W. 100 feet to an iron pin; S. 53-11 W. 118.27 feet to the point of BEGINNING.

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)' heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(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)' 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 30th day of September 19 76

SIGNED, sealed and delivered in the presence of:

Patrick H. Grayson
Mary S. Martin

Milford D. Kelly (SEAL)
(SEAL)
(SEAL)
(SEAL)

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

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 written deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 30th day of September 19 76

Patrick H. Grayson (SEAL)
Notary Public for South Carolina 11-19-76

Mary S. Martin
DATE 9-30-76 PAGE 27 Helen W. Rodgers

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

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 and singular the premises within mentioned and released.

GIVEN under my hand and seal this 30th day of September 19 76

Patrick H. Grayson (SEAL)
Notary Public for South Carolina 11-19-76

Mrs. Peggy W. Kelly

RECORDED this day of (CONTINUED ON NEXT PAGE) at M., No.

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