

7 Barham Ave
N.ville S.C.
TITLE TO REAL ESTATE - George F. Townes by John K. Earle, Greenville, S. C.
R.H.C.

JAN 20 9 33 AM '77

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STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOWN ALL MEN BY THESE PRESENTS, that John K. Earle, individually and as trustee for John K. Earle, IV.

in consideration of \$1.00 and gift of one half interest and termination of said trust.

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto John K. Earle, IV., his heirs and assigns:

ALL that tract of land in Greenville County, South Carolina, being a portion of the property of E. A. Coker as shown by a survey and plat of W. J. Riddle, June 20, 1933, containing 39 acres, more or less, and described as follows:

BEGINNING at a stone at a branch at the line of property now or formerly of F. M. Willis and running thence N. 83-30 E., 267 feet to a stone; thence N. 51-40 E., 297 feet to a stone; thence with property now or formerly of Peden, S. 58 E., 1,237 feet to a stone; thence with property of J. R. Terry in a southeasterly direction 330 feet, more or less, to a stone; thence with the line of property now or formerly of T. E. Coker, S. 51-30 W., 873 feet to a pin; thence S. 12-30 W., 105 feet to a stone; thence with property now or formerly of William Hill, N. 86 W., approximately 851 feet to the center of the branch; thence with the center of the branch along property of E. A. Coker in a northerly direction (the traverse being approximately 1,350 feet) to the center of the branch at the line of Willis; thence to the stone at the beginning corner, a few feet.

It is the intention of this conveyance that the center of the branch shall be the line and this intention shall govern the terms of the foregoing description.

This is the same property conveyed to John K. Earle and George F. Townes by E. A. Coker by deed dated February 3, 1959, and recorded February 3, 1959, in the R. M. C. Office for Greenville County in Deed 616, page 168. The half interest of George F. Townes was conveyed to John K. Earle as trustee for John K. Earle, IV., by deed dated April 30, 1973, and recorded April 30, 1973, in said R. M. C. Office in Deed Book 973, page 487. John K. Earle, IV., is now 21 years of age and the trust is therefore at an end. This deed is evidence of that, and also conveys by gift the one-half interest of John K. Earle individually.

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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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns against the grantor(s) and the grantor's(s') heirs, successors and assigns 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 January, 1977

SIGNED, sealed and delivered in the presence of:

Robert E. Pittman
Sandra B. Pittman

John K. Earle, Individually (SEAL)
Attorney for John K. Earle (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 deed and that (s)he, with other witness subscribed above witnessed the execution thereof.

SWORN to before me this 19th day of January, 1977.

Lain D. Elmore (SEAL)
Notary Public for South Carolina
My commission expires: 4-7-80

Sandra B. Pittman

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, 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 19th day of January, 1977.
Lain D. Elmore (SEAL)
Notary Public for South Carolina
My commission expires: 4-7-80

John K. Earle

RECORDED this 20th day of January 1977, at 9:33 A/ M., No. 19256

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