

Title Not Examined
TITLE TO REAL ESTATE—1266, Thornton, Arpelt & Thomason, 410 E. Washington St., Greenville, S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

Grantee(s) Mailing Address: Rt. 1, Spring Park Rd.
Marietta, SC 29661

2 49 PM '80
SPERSLEY
H.C.

KNOW ALL MEN BY THESE PRESENTS, that Troy K. Tripp

in consideration of One dollar and correction of deed ----- 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 McJunkin

ALL that piece, parcel or lot of land, with all improvements thereon or hereafter constructed thereon, containing 11.24 acres, in Bates Township, Cleveland County, South Carolina, being the southern part of 31 acre tract of land shown on a plat of property of D. D. Davenport, prepared by W. J. Riddle, Surveyor, dated September 1939, recorded in Plat Book M at page 129, and being more recently shown on Plat of James McJunkin, dated September 1980, prepared by Jones Engineering Service, recorded in Plat Book 14 at page 87, to-wit:

BEGINNING AT a point in the center of a branch at the joint corner of lands now or formerly belonging to Beattie, which point is S. 33-00 W. 195 feet from a nail and cap in Tripp Road, and running thence S. 33-00 W. 1,353 feet more or less to an old stone; thence N. 6-01 W. 1,162 feet more or less to the center line of a branch; thence along the center line of said branch, the traverse of which is as follows: N. 86-11 E. 170.8 feet, S. 84-10 E. 167.6 feet, S. 77-37 E. 173.8 feet, N. 86-36 E. 172.9 feet, N. 86-10 E. 179.8 feet to the point of beginning.
(A) - 399 - 524.3 - 1 - 17 (NOTE)

The Grantor herein covenants and agrees to indemnify and save harmless the Grantee from any and all claims or demands that may be made against this tract of land by the wife of J. T. Chapman and by A. G. New, his heirs and assigns, asserted by virtue of the reservations contained in the Deed from S.G. New to (continued on back)

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 25th day of November 1980

SIGNED, sealed and delivered in the presence of:

Linda M. Galloway _____ (SEAL)
Kenny T. Winkles _____ (SEAL)
Joe A. Phillips _____ (SEAL)
Troy K. Tripp _____ (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 25 day of November 1980.

Joe A. Phillips (SEAL) _____
Notary Public for South Carolina
My commission expires: 3-27-90
Linda M. Galloway _____

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

25th day of November 1980.
Joe A. Phillips (SEAL)
Notary Public for South Carolina
My commission expires: 3-29-90

Rachel P. Tripp _____
Rachel P. Tripp

RECORDED this _____ day of _____ 19____, at _____ M., No. _____

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