

TITLE TO REAL ESTATE - Prepared by **C. VICTOR PYLE** & **ROSE & LEAHART**, Attorneys at Law, Greenville, S. C.  
STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

FILED  
GR: ... CO. S. C.  
SEP 17 4 13 PM '81 1155 267  
CONN. TANNERSLEY  
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that **SAMUEL F. KELLETT**

in consideration of **Forty Thousand and 00/100 (\$40,000.00)** -----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

**LOUIS A. KELLETT and MILDRED M. KELLETT**, their heirs and assigns, forever: **Route #3, Fork Shoals Road, Simpsonville, S. C. 29681**

ALL that piece, parcel or tract of land situate, lying and being in Greenville County, South Carolina, containing 41.08 acres, more or less, and according to plat of property of Grantor recorded in the RMC Office for Greenville County in Plat Book X at Page 43, having the following metes and bounds, to-wit:

BEGINNING at a point in the center of Fork Shoals Road at joint corner of property of Charles Kellett and running thence with Fork Shoals Road S 1-30 E 443.52 feet; thence N 88-15 E 937.2 feet to stone; thence S 86-30 E 510.18 feet to iron pin; thence S 83 E 1780.68 feet to iron pin; thence N 76 E 351.78 feet to iron pin; thence N 35 E 145.2 feet to a point which point is 240 feet from Reedy River; thence N 22-30 W 257.4 feet; thence N 21-16 E 126.72 feet to iron pin; thence N 84-45 W 1025.64 feet to iron pin; thence N 66-54 W 554.8 feet, more or less, to iron pin at corner of property of Grantee previously conveyed by Grantor; thence with that line S 1-34 E 354.9 feet to Twin Pine; thence S 83-24 W 608.3 feet to iron pin; thence N 79-59 W 561.4 feet to iron pin; thence N 73-59 W 657.6 feet to iron pin; thence S 74-15 W 334.5 feet to the point of beginning.

The above described premises constitute the remainder of that tract of 56.88 acres on the above mentioned plat less that tract conveyed by grantor to grantee by deed recorded in Deed Book 806 at Page 615. Being a portion of the property conveyed to grantor by J. K. Huff by deed recorded in Deed Book 35 at Page 551, September 28, 1918. *19 (50) 576.1-1-6*  
*19 (45) 576.1-1-6.1*

This conveyance is made subject to all restrictions, set back lines, roadways, easements and rights-of-way, if any, appearing of record, on the premises or on the recorded plat, which affect the property hereinabove described.

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 **17th** day of **September** 19 **81**

SIGNED, sealed and delivered in the presence of:

*C. Victor Pyle*  
*Balbir A. Ardeh*

*Sam F. Kellett* (SEAL)  
Samuel F. Kellett (SEAL)

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

PROBATE

STATE OF SOUTH CAROLINA  
SOUTH CAROLINA TAX COMMISSION  
DOCUMENTARY TAX STAMP  
SEP 17 1981  
80.00  
25 11 219

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 **17th** day of **September** 19 **81**.

*C. Victor Pyle* (SEAL)  
Notary Public for South Carolina *7-30-90*  
My commission expires: *7-30-90*

*Balbir A. Ardeh*

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER NOT NECESSARY GRANTOR WIDOWER

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 in and singular the premises within mentioned and released.

GREENVILLE COUNTY  
SOUTH CAROLINA COUNTY DOCUMENTARY TAX  
★ SEP 17 1981  
P.B. 1981  
44.00

19 at 4:13 P. M. No. 7155

RECORDED 'SEP 17 1981

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