

(#6305) **TITLE TO REAL ESTATE - Offices of HILL, WYATT & BANNISTER, Attorneys at Law, 100 Williams St. Greenville, S.C.**
 STATE OF SOUTH CAROLINA }
 COUNTY OF GREENVILLE }
 Grantee Mailing Address: Route 2, Hwy. 14
 Greenville, S. C. 29607
 DEED BOOK 1162 PAGE 86
 FILED FEB 5 1982
 ASLEY

KNOW ALL MEN BY THESE PRESENTS, that we, MELVIN E. KIRBY, JAMES LESLIE KIRBY, JERRY ALTON YEARGIN, and DOROTHY JEAN COX

in consideration of Twenty Three Thousand Five Hundred and No/100 (\$23,500.00) -----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 JEANETTE W. COTHRAN, her heirs, and assigns forever:

ALL that certain piece, parcel or lot of land with the buildings and improvements thereon, lying and being on the southeasterly side of South Carolina Highway No. 14, and having according to a plat made by Carolina Surveying Company entitled "Property of Kirby Properties", dated May 17, 1972, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeasterly side of South Carolina Highway No. 14, joint corner of property now or formerly of the Jones Estate, and running thence S. 58-30 E. 579 feet to an iron pin; thence S. 19-20 W. 232.4 feet to an iron pin; thence N. 59-00 W. 302 feet to an iron pin; thence N. 33-45 E. 100 feet to an iron pin; thence N. 58-30 W. 355 feet to an iron pin on the southeasterly side of South Carolina Highway No. 14; thence along said Highway N. 33-45 E. 130 feet to an iron pin, the point of beginning. The Carolina Surveying Company plat referred to shows the within described property as being a 1-acre tract and a 1.4 acre tract.

16 (207) 530.4-1-29

This is the same property in which W. B. Kirby conveyed a 1/2 interest to Melvin E. Kirby and James Leslie Kirby by deed recorded August 22, 1980, in Deed Book 1131, page 805, and conveyed the other 1/2 interest to Noette Y. Kirby by deed recorded March 26, 1974, in Deed Book 996, page 9. Subsequently Noette Y. Kirby, being the same person as Nellie Yeargin Kirby, died testate leaving the above described under the terms of her Will to her daughter, Dorothy Jean Cox, and her son, Jerry Alton Yeargin, reference Apt. 1689, File 12, of the Probate Court Office, Greenville County, South Carolina.

DOCUMENTARY TAX STAMP
 FEB-5-82
 7.00

GREENVILLE COUNTY DOCUMENTARY TAX
 SOUTH CAROLINA COUNTY DOCUMENTARY TAX
 FEB-5-82
 25.85

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 5th day of February, 19 82

SIGNED, sealed and delivered in the presence of:
 Elizabeth M. Alewine
 Stephen B. Rindick
 Melvin E. Kirby (SEAL)
 James Leslie Kirby (SEAL)
 Jerry Alton Yeargin (SEAL)
 Dorothy Jean Cox (SEAL)

STATE OF SOUTH CAROLINA } PROBATE
 COUNTY OF GREENVILLE }
 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 5th day of February 19 82
 Stephen B. Rindick (SEAL)
 Elizabeth M. Alewine
 Notary Public for South Carolina.
 My commission expires May 31, 1989

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER
 COUNTY OF GREENVILLE }
 I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned (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 5th day of February 1982
 Stephen B. Rindick (SEAL)
 Notary Public for South Carolina.
 My commission expires May 31, 1989
 Elizabeth M. Yeargin (WIFE OF MELVIN E. KIRBY)
 Phyllis M. Yeargin (WIFE OF JAMES LESLIE KIRBY)
 Phyllis M. Yeargin (WIFE OF JERRY ALTON YEARGIN)
 RECORDED FEB 5 1982 day of 19 at 12:39 P. M. No. 1162

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