

TITLE TO REAL ESTATE—Love, Thornton, Arnold & Thomason, 410 E. Washington St., Greenville, S.C.

STATE OF SOUTH CAROLINA )  
COUNTY OF GREENVILLE )

GRANTEE'S ADDRESS: 209 East Stone Avenue  
Suite 103  
Greenville, S. C. 29609

KNOW ALL MEN BY THESE PRESENTS, that Nancy E. Wingard, by her attorney-in-fact, Justus J. Wingard, Jr.,

in consideration of Four Thousand Fifty and no/100----- Dollars,  
(\$4,050.00)  
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto G. Don Poore and Robert A. Bailey, their heirs and assigns forever:

ALL Those lots or parcels of land in Greenville County, state of South Carolina, being known and designated as the major portion of Lots 56 and 57, as shown on plat of property of J. P. Rosamond, recorded in Plat Book H at Pages 135 and 186, and being more particularly described, according to said plat, as follows:

BEGINNING At an iron pin on the southeastern side of East Decatur Street, joint front corner of Lots 55 and 56, and running thence with said street, S. 39-17 W. 120 feet to an iron pin, joint front corner of Lots 57 and 58; thence with joint line of said lots, S. 50-43 E. 150 feet to an iron pin; thence N. 39-17 E. 120 feet to an iron pin, joint line of Lots 56 and 55; thence with joint line of said lots, N. 50-43 W. 150 feet to the point of beginning.

This is the same property conveyed to Nancy E. Wingard by deed of W. H. Harmon, Jr., et al, recorded on July 10, 1951 in Deed Book 438 at Page 25 in the RMC Office for Greenville County.

205-164-3-48 & 49

This conveyance is subject to any and all existing reservations, easements, rights-of-way, zoning ordinances and restrictions or protective covenants that may appear of record or effect the premises.

Grantees are to pay 1978 county property taxes.

This deed is being executed by Justus J. Wingard, Jr., as attorney-in-fact for Nancy E. Wingard, said Power of Attorney having been recorded on March 18, 1975 in Deed Book 1015 at Page 729 in the RMC Office for Greenville County.

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 24<sup>th</sup> day of February, 19 78.

SIGNED, sealed and delivered in the presence of:

*[Signatures of witnesses]*

*Nancy E. Wingard, by her attorney-in-fact*  
*Justus J. Wingard Jr.*  
Nancy E. Wingard, by her attorney-in-fact (SEAL)  
Justus J. Wingard, Jr. (SEAL)

STAMP: 29.00

NORTH  
STATE OF SOUTH CAROLINA }  
COUNTY OF ~~GREENVILLE~~  
MECKLENBURG

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 24<sup>th</sup> day of February 19 78

*Lauren B. Croser* (SEAL)  
Notary Public for South Carolina  
My commission expires: 8-24-81

*[Signature]*

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE

RENUNCIATION OF DOWER  
(NOT NECESSARY - WOMAN GRANTOR)

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

day of 19

(SEAL)  
Notary Public for South Carolina.  
My commission expires:

RECORDED this FEB 28 1978 day of 19  
At 12:06 P.M.

083  
FEB 28 1978

4328 RV-2

104-3-48 & 49