

BOOK 545 PAGE 354

TITLE TO REAL ESTATE—Office of MANN & MANN, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY



FEB 17 10 20 AM 1956

Know All Men by These Presents:

That I, H. E. Coggins in the State aforesaid, in consideration of the sum of Fifteen Hundred and No/100----- DOLLARS,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said P. A. Hairston, his heirs and assigns forever:

All that tract or parcel or land containing 74 1/2 acres, in Fairview Township, 3-A District, Greenville County, South Carolina, known as the Old Nash Place, located one-half mile from McKissick Bridge Public Road, 7 miles from Fountain Inn, on the branch waters of Reedy River, bounded on the north by lands of W. F. Dean and J. A. Smith; on the east by lands of C. P. Nelson; on the south by lands of J. Parvin Peden; on the west by lands of J. A. Smith and Karl Smith, and having the following courses and distances according to survey and plat of W. M. Nash, Surveyor, January 13, 1954.

BEGINNING at stone 0 on Earl Smith corner, running thence with Smith line, N. 6-15 W. 16.65 chains to stone 0; thence N. 3-15 E. 1.62 chains to point in branch; thence N. 5 E. 6.97 to iron 0; thence N. 87-45 E. 7.63 chains to stone 0; thence N. 89-15 E. 22.55 chains to X in big rock 0; thence S. 53-7 E. 12.40 chains to point in branch; thence S. 2-15 E. 1.60 chains to stone 0; thence N. 81-30 W. 10.08 chains to stone 0; thence S. 5-30 W. 16.00 chains to stone 0 for P. O. down and seen; thence N. 89 W. 5.62 chains to P. O. old; thence S. 83-24 W. 21.88 chains to stone 0 beginning corner.

The above described property is the same conveyed to the grantor by deed of Euin T. Smith dated February 8, 1955 and recorded in the R. M. C. Office for Greenville County in Deed Book 518, Page 248. TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining.

TO HAVE AND TO HOLD all and singular the said Premises before mentioned unto the grantee(s) hereinabove named, and his Heirs and Assigns forever. And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s) Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s) Heirs and Assigns against the grantor(s) and the grantor's(s) Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor's(s) hand and seal this 16th day of February in the year of our Lord One Thousand Nine Hundred and fifty-six

Signed, Sealed and Delivered in the Presence of [Signatures of H. E. Coggins and Carolyn Anders] (Seal) (Seal) (Seal) (Seal) (Seal)

State of South Carolina, Greenville County Personally appeared before me Carolyn Anders and made oath that she saw the within named grantor(s) H. E. Coggins sign, seal and as his act and deed deliver the within written deed, and that she, with J. R. Mann witnessed the execution thereof. Sworn to before me this 16th day of February, A. D. 1956 (Seal) Notary Public for South Carolina [Signature]

State of South Carolina, Greenville County I, Notary Public, do hereby certify unto all whom it may concern, that Mrs. wife of the within named did this day appear before me, and 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 or persons whomsoever, renounce, release, and forever relinquish unto Heirs and Assigns, all her interest and estate, and also all her right and claim of Dower of, in or to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this February day of February, A. D. 1956 (Seal) Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$-----; U. S. \$----- Recorded this 17th day of February 1956 at 10:20 A. M., No. 4260