TITLE TO REAL ESTATE—Prepared by DAN G. McKINNEY, Attorney and Carolina.

FILED GREENVILLE CO. S. C.

BOOK 581 PAGE 205

State of South Carolina

GREENVILLE COUNTY

JUL 30 3 04 PM 1957

OLLIE FARNSWORTH R.M.C.

Know All Men by These Presents:

That C. A. Bruce in the State aforesaid, in consideration of the sum of FOUR HUNDRED ($400.00)---------- 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 grantee(s)

Ansel T. Grubbs and Frances S. Grubbs, their heirs and assigns forever:

All that piece, parcel or lot of land in Chick Springs Township, County of Greenville, State of South Carolina, located in the new city limits of Greer and lying on the South side of Hammond Ave., being known and designated as lots SIX (6) and SEVEN (7) on a plat of property made for A. R. Genoble by H. S. Brockman, surveyor, dated Dec. 15, 1952, and having the following metes and bounds according to said plat.

Beginning at a stake on the South side of Hammond Ave., at the joint front corner of lots 5 and 6 and running thence N. 89-15 W., 100 feet along the South side of Hammond Ave., to the joint front corner of lots 7 and 8; thence S. 0-45 W., 177.1 feet along the East side of lot 8 to a point on the Charles E. Taylor property; thence S. 89-03 E., 100 feet along said property to rear corner of lot 5; thence N. 0-45 E., 178 feet alomg the West side of lot 5 to the beginning corner.

This is a part of the same property given to the within grantor by court proceeding filed in Judgement Roll G-5586, Greenville County Clerk of Court's Office.

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 their 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 27 day of March in the year of our Lord One Thousand Nine Hundred and Fifty Seven

Signed, Sealed and Delivered in the Presence of

R. C. Hughes

Dan G. McKinney

C. A. Bruce (Seal)

(Seal)

(Seal)

(Seal)

(Seal)

State of South Carolina
GREENVILLE COUNTY

Personally appeared before me R. C. Hughes and made oath that he saw the within named grantor(s) C. A. Bruce sign, seal and as his act and deed deliver the within written deed, and that he, with Dan G. McKinney witnessed the execution thereof.

Sworn to before me this 27th day of March, A. D. 195 7

Dan G. McKinney (Seal)
Notary Public for South Carolina

R. C. Hughes

State of South Carolina
GREENVILLE COUNTY

RENUNCIATION OF DOWER

I, Dan G. McKinney Notary Public, do hereby certify unto all whom it may concern, that Mrs. Frances F. Bruce wife of the within named C. A. Bruce 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 Ansel T. Grubbs and Frances S. Grubbs, their 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 27th day of March, A. D. 195 7

Dan G. McKinney (Seal)
Notary Public for South Carolina

Frances F. Bruce

Cancelled documentary stamps attached: S. C. $.....; U. S. $.....

Recorded this 30th day of July, 195 7, at 3:04 P.M., No. 18057

62-3-123
(OUT OF 62-3-41A)