

P. Bradley Morrah, Jr. TITLE TO REAL ESTATE—Prepared by MORRAH & KAY Attorneys at Law Greenville S.C. AUG 26 11 57 A.M. 1957

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

OLLIE FAYNSWORTH R.M.C.



Know All Men by These Presents:

That We, M. P. NIVEN and FELICIA B. NIVEN,

in the State aforesaid, in consideration of the sum of EIGHTEEN HUNDRED (\$1,800.00) 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 JOYCE S. TAFT, her Heirs and Assigns Forever:

All that certain piece, parcel or lot of land situate, lying and being in Cleveland Township, Greenville County, State of South Carolina, at or near Caesar's Head, and having according to a recent survey and plat entitled "Property of Dr. Walter A. Chandler, Hotel Section (A)", prepared by J. D. Calmes, Reg. Surveyor, June 12, 1956, recorded in the R. M. C. Office, Greenville County, South Carolina, in Plat Book FF, at Page 434, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southeast side of Sunrise Drive, at corner of property of the Grantor; thence along Sunrise Drive, S. 26-11 W. 75.8 feet to an iron pin; thence along a curve in said Drive (the chord of which is S. 16-46 E.) 29.4 feet to a stake; thence S. 59-45 E. 66.2 feet to a stake; thence S. 48-12 E. 60.5 feet to an iron pin in line of property of T. M. Marchant; thence N. 22-13 E. 117.8 feet to an iron pin; thence N. 63-35 W. 135.3 feet to an iron pin, the point of beginning.

This conveyance is made, however, subject to restrictions which are deemed covenants running with the land, as set forth in deed of Caesar's Head Co., Inc. to Madeline Haynsworth Chandler, said deed recorded in R. M. C. Office, Greenville County, South Carolina.

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 her Heirs and Assigns forever.

And the grantor(s) do(es) hereby bind the grantor(s) and the grantor(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)' Heirs and Assigns against the grantor(s) and the grantor(s)' Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor(s)' hand s and seal s this 23rd day of August in the year of our Lord One Thousand Nine Hundred and fifty-seven.

Signed, Sealed and Delivered in the Presence of

Ann P. Spruell (Seal)
Pauline B. Belcher (Seal)
Felicia B. Niven (Seal)



State of South Carolina, Greenville County

Personally appeared before me Ann P. Spruell

and made oath that s he saw the within named grantor(s) M. P. Niven and Felicia B. Niven sign, seal and as their act and deed deliver the within written deed, and that s he, with Pauline B. Belcher, witnessed the execution thereof.

Subscribed to before me this 23rd day of August, A. D. 1957. William E. Davis (Seal) Ann P. Spruell

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

I, P. Bradley Morrah, Jr., Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Felicia B. Niven wife of the within named M. P. Niven 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 Joyce S. Taft, her 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 23rd day of August, A. D. 1957. Ann P. Spruell (Seal) Notary Public for South Carolina

Recorded this 26th day of August 1957, at 11:58 A.M., No. 20241