

TITLE TO REAL ESTATE—Prepared by LEATHERWOOD, WALKER, TODD & MANN, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

Know All Men by These Presents: FILED

That I, R. O. Nichols,

SEP 18 2 51 PM 1957 the State aforesaid,

in consideration of the sum of ----Five Dollars and love and affection ----- 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 James F. Nichols and Virginia P. Nichols, their heirs and assigns:

ALL that certain piece, parcel and lot of land situate, lying and being in the County of Greenville, South Carolina, near the City of Greenville, being known and designated as Lot No. 26, Strawberry Drive, as shown on plat of the property of Blue Berry Park, which plat is recorded in the R.M.C. Office for Greenville County, S. C. in Flat Book 23 at page 13, and having, according to said plat, the following metes and bounds:

BEGINNING at an iron pin at the joint front corner of Lots Nos. 26 and 25, and running thence along the joint line of said lots, N. 86-55 W. 158 feet to an iron pin; thence S. 3-10 W. 80 feet to an iron pin at joint rear corner of Lots Nos. 26 and 27; thence along the joint line of said lots, S. 86-55 E. 158 feet to an iron pin on the West side of Strawberry Drive; thence along the West side of Strawberry Drive, S. 3-10 E. 80 feet to an iron pin, point of beginning.

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 18th day of September in the year of our Lord One Thousand Nine Hundred and Fifty-Seven.

Signed, Sealed and Delivered in the Presence of R. O. Nichols (Seal) Christine B. Giles (Seal) Winifred Wills (Seal)

State of South Carolina, Greenville County

Personally appeared before me R. O. Nichols

and made oath that he saw the within named grantor(s) R. O. Nichols deliver the within written deed, and that he, with Winifred Wills sign, seal and as witness the execution thereof.

Sworn to before me this 18th day of September, A. D. 1957. Winifred Wills (Seal) Notary Public for South Carolina

Christine B. Giles (Seal)

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

I, Winifred Wills, Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Carrie Mae W. Nichols wife of the within named R. O. Nichols 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 James F. Nichols and Virginia P. Nichols, 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 18th day of September, A. D. 1957. Winifred Wills (Seal) Notary Public for South Carolina

Carrie Mae W. Nichols

Recorded this 18th day of September 1957 at 2:51 P. M., No. 22261 B7167