

TITLE OF REAL ESTATE—Prepared by LOVE, THORNTON & ARNOLD, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

JUN 16 4 21 PM 1959

Know All Men by these Presents:

That John C. Tate, Jr. in the State aforesaid, in consideration of the sum of One Dollar 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 Shirley M. Tate, her heirs and assigns forever:

AN UNDIVIDED ONE HALF INTEREST IN AND TO:

All that certain piece, parcel or lot of land in the State of South Carolina, County of Greenville, being known and designated as lot # 38 Lake Forest Heights, recorded in Plat Book GC at Page 153, in the RMC Office for Greenville County, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of McCarter Avenue, joint front corner of lots # 37 and 38, and running thence with McCarter Avenue, N. 77-21 W. 100 feet to an iron pin; thence continuing with said McCarter Avenue, N. 84-16 W. 75 feet to an iron pin at the corner of Scotland Circle and McCarter Avenue; thence with the curve of the intersection the chord of which is N 39-37 W. 34.3 feet to an iron pin on Scotland Circle; thence with said Scotland Circle, N. 9-04 E. 24.8 feet to an iron pin; thence N. 26-52 E. 48 feet to an iron pin; thence N. 34-47 E. 80 feet to an iron pin joint front corner of lots # 38 and 39; thence with the line of lot # 39, S. 68-55 E. 167.2 feet to an iron pin; thence with the line of lot # 37, S. 14-51 W. 133.5 feet to the point of beginning.

Being the same premises conveyed to the grantor by E. J. McCarty.

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(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 June in the year of our Lord One Thousand Nine Hundred and Fifty-Nine

Signed, Sealed and Delivered in the Presence of John C. Tate, Jr. (Seal) Ben C. Thornton (Seal) ... (Seal) ... (Seal)

STATE OF SOUTH CAROLINA, Greenville County } Personally appeared before me Ena W. King and made oath that he saw the within named grantor(s) John C. Tate, Jr. sign, seal and as his act and deed deliver the within written deed, and that s he, with Ben C. Thornton witnessed the execution thereof. Sworn to before me this 16th day of June, A. D., 1959. Notary Public for South Carolina

STATE OF SOUTH CAROLINA, Greenville County } I, Notary Public, do hereby certify RENUNCIATION OF DOWER GRANTEE IS WIFE OF GRANTOR 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 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 ... day of ... A. D., 19 ... Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$ ...; U. S. \$ ... Recorded this 16th day of June 19 59, at 4:21 P.M., No. 33677

276-3-125