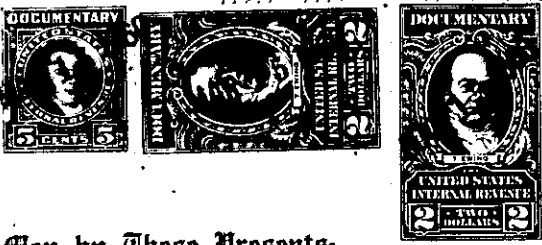


GREENVILLE CO. S. C.

TITLE TO REAL ESTATE—PREPARED by HINSON & HAMER, Attorneys at Law, Greenville

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

MAR 15 4 22 PM 1961



Know All Men by These Presents:

That CLARENCE P. KELLETT in the State aforesaid, in consideration of the sum of EIGHT THOUSAND ONE HUNDRED FIFTY AND 60/100-----DOLLARS, and assumption of mortgage described below 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 ALBERT W. DeKALB, HIS HEIRS AND ASSIGNS:

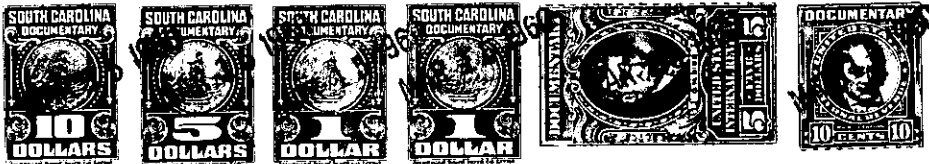
All that piece, parcel or lot of land with the buildings and improvements thereon, situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot #260, Augusta Road Ranches, which plat is recorded in the RMC Office for Greenville County in Plat Book M, Page 47, and having, according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the South side of Beck Avenue, joint front corner lots #260 and #261 and running thence S 0-13 E 140 feet to an iron pin; thence S 89-47 W 60 feet to an iron pin, joint rear corner lots #259 and #260; thence N 0-13W 140 feet to an iron pin on Beck Avenue, joint front corner lots #259 and #260; thence along Beck Avenue N 89-47 60 feet to an iron pin at the point of beginning.

As a part of the consideration hereof, the grantee agrees to assume and pay, according to its terms, that certain note and mortgage given to C. Douglas Wilson & Co., on which there is a balance due of \$3,099.40; said mortgage being recorded in Mortgages Volume 367, page 176.

This is the same property conveyed to the grantor by deed recorded in the RMC Office for Greenville County, S.C. in Deed Volume 318, page 5.

Grantee to pay 1960 taxes.



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 12th day of March in the year of our Lord One Thousand Nine Hundred and Sixty.

Signed, Sealed and Delivered in the Presence of

Handwritten signatures of Anita Jo Bethea and Edward Ryan Hamer.

Clarence P. Kellett (Seal)



State of South Carolina, Greenville County

Personally appeared before me Anita Jo Bethea

and made oath that she saw the within named grantor(s) Clarence P. Kellett sign, seal and as his act and deed deliver the within written deed, and that she, with Edward Ryan Hamer witnessed the execution thereof.

Sworn to before me this 12th day of March A. D. 19 60

Edward Ryan Hamer (Seal) Notary Public for South Carolina

Handwritten signature of Anita Jo Bethea

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

I, Edward Ryan Hamer

Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Lela R. Kellett wife of the within named Clarence P. Kellett 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 Albert W. DeKalb, his 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 12th day of March A. D. 19 60

Edward Ryan Hamer (Seal) Notary Public for South Carolina

Handwritten signature of Lela R. Kellett

Cancelled documentary stamps attached: S. C. \$ 15th day of March 19 60 at 4:22 P. M., No. #25266

212-5-33