

JUN 24 1 35 PM 1960

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

Know All Men by These Presents:

That We, J. A. Baldwin and Mary Baldwin in the State aforesaid, in consideration of the sum of One (\$1.00) DOLLARS,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipts whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said J. W. Browning, Jr.

All that triangular parcel of land lying in Butler Township, Greenville County, South Carolina, in or near the Town of Mauldin. It begins at a point 54 feet N. 39-23 W. from the northwestern side of West Golden Strip Drive, on the eastern line of property of grantors and runs thence through grantors' property by a new line S. 36-09 E. 164.8 feet to corner; thence N. 87-36 W. 12.3 feet to corner on line of property of grantee; thence along line of grantee's property N. 39-23 W. 173 feet to the beginning corner and being a portion a properties conveyed to the grantors by Florrie V. Greer by deed dated March 12, 1957, recorded in Deed Book 575, Page 167, R. M. C. Office, Greenville County, S. C. It is specifically shown on a plat made by J. C. Hill, Reg. Land Surveyor, dated Jan. 11, 1960, with reference being here made to the above mentioned deed and to the plat for a more definite and particular description of the said triangular parcel of land.

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 February in the year of our Lord One Thousand Nine Hundred and Sixty

Signed, Sealed and Delivered in the Presence of

Thomas B. Cooper (Signature)

J. A. Baldwin (Signature) (Seal)
Mary Baldwin (Signature) (Seal)

State of South Carolina

Personally appeared before me Thomas B. Cooper

COUNTY OF GREENVILLE

and made oath that he saw the within named grantor(s) J. A. Baldwin and Mary Baldwin sign, seal and as their act and deed deliver the within written deed, and that he, with J. M. Griffin witnessed the execution thereof.

Sworn to before me this 12 day of February, A. D., 1960
J. M. Griffin (Signature) (Seal)
Notary Public for South Carolina

Thomas B. Cooper (Signature)

State of South Carolina

RENUNCIATION OF DOWER

I, J. M. Griffin

Notary Public, do hereby certify

COUNTY OF GREENVILLE

unto all whom it may concern, that Mrs. Mary Baldwin wife of the within named J. A. Baldwin 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 J. W. Browning, Jr., and 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 12 day of February, A. D., 1960
J. M. Griffin (Signature) (Seal)
Notary Public for South Carolina

Mary Baldwin (Signature)

Cancelled documentary stamps attached: S. C. \$; U. S. \$ P.
Recorded this 24th day of June 1960, at 1:35 M., No. #35402

PT. OF M6.2-1-29.2
OUT OF M6.2-1-29.1