



COUNTY OF GREENVILLE

OCT 19 11 16 AM 1960

Know All Men by These Presents:

That Furman C. Smith in the State aforesaid, in consideration of the sum of TWENTY-FOUR THOUSAND (\$24,000.00)----- 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 grantor~~ JAMES C. BAKER, JR. & MARTHA B. BAKER, their Heirs and Assigns, forever:

All that certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville and in Butler Township on the Northeastern side of Spring Valley Road as shown on plat of Morningside Subdivision as made by Dalton and Neves, Engineers, in December 1952 and revised in March 1955, said property being designated on the revised plat as Lot No. 56 and being described by metes and bounds as follows:

BEGINNING at an iron pin on the Northeastern side of Spring Valley Road, as shown on said revised plat, at the corner common to Lots 55 and 56, and running thence along the dividing line between Lots 55 and 56, N. 45-55 E. 196 feet to an iron pin thence N. 46-30 W. 97.5 feet to an iron pin at common corner of Lots 56, 57 and 1 of said revised plat, and running thence along the dividing line between Lots 1 and 56, S. 47-51 W. 198.5 feet to an iron pin on the Northeastern side of Spring Valley Road; thence along the Northeastern side of Spring Valley Road, S. 47-45 E. 105 feet to the beginning corner.

Being a portion of the property conveyed to the grantor herein by deed of Lide L. Richbourg dated June 9, 1959, and recorded in the R.M.C. Office for Greenville County in Deed Book 627, at page 139.

The above described lot of land is subject to the restrictions and reservations set out in an instrument of writing dated January 20, 1952, and recorded in Deed Book 470 at page 369 in the R.M.C. Office, and subject to the additional restriction that all tanks, barrels and containers for fuel oil shall be placed below the ground or concealed.

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(x) 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(x) Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor's(x) hand and seal this fourteenth day of October in the year of our Lord One Thousand Nine Hundred and Sixty

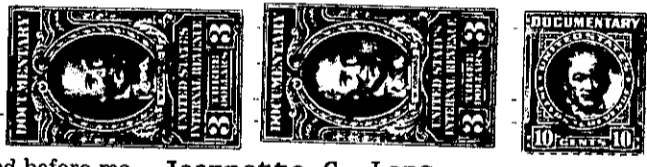
Signed, Sealed and Delivered in the Presence of

Jeannette C. Long
Margaret Lois Dacus



Furman C. Smith

(Seal)
(Seal)



State of South Carolina

Personally appeared before me, Jeannette C. Long

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and made oath that she saw the within named grantor(s) Furman C. Smith sign, seal and as his act and deed deliver the within written deed/and, that she, with Margaret Lois Dacus witnessed the execution thereof.

Sworn to before me this fourteenth day of October, A. D., 1960. Margaret Lois Dacus (Seal) Notary Public for South Carolina

Jeannette C. Long



State of South Carolina

RENUNCIATION OF DOWER I, Margaret Lois Dacus

Notary Public, do hereby certify

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unto all whom it may concern, that Mrs. Byrdie K. Smith wife of the within named Furman C. Smith 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 C. Baker, Jr. & Martha B. Baker, 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 14th day of October, A. D., 1960. Margaret Lois Dacus (Seal) Notary Public for South Carolina

Byrdie K. Smith

Cancelled documentary stamps attached: S. C. \$; U. S. \$ A. Recorded this 19th day of October, 1960, at 11:16 M., No. #10530



2771-6-13