

State of South Carolina
GREENVILLE COUNTY

JAN 19 11 07 AM 1961

Know All Men by These Presents:

That I, Sanford Sims
in consideration of the sum of One Dollar, love and affection
in the State aforesaid,
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 grantee(s) Ray S. Sims and Clois Sims, their heirs and assigns forever:

ALL that piece, parcel or lot of land in Greenville County, Chick Springs Township, State of South Carolina, being known and designated as Lot No. 27 as shown on plat of property of J.H. James Estate, prepared by S.C. Moon, C.S. October, 1940, and being described as follows, to wit:

BEGINNING at a point on West Road, joint corner of Lots 27 & 28 and running thence with said road S. 5-15, 70 feet to joint front corner of Lots # 26 & 27 and thence 288 feet to the rear corner of Lots # 26 & 27; thence along the line of Lot # 46, 50 feet to the corner of Lot # 28; thence along the line of Lot # 28, 292 feet to the point of beginning; reference to the above plat is hereby made, which is recorded in the Office of R. M. C. for Greenville County in Plat Book QQ at page 92.

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 7th day of January in the year One

Signed, Sealed and Delivered in the Presence of

Joe C. Williams
Ralph Edwards

Sanford Sims (Seal)
(Seal)
(Seal)
(Seal)

State of South Carolina
GREENVILLE COUNTY

Personally appeared before me Joe C. Williams and made oath that he saw the within named grantor(s) Sanford Sims sign, seal and as his act and deed deliver the within written deed, and that he, with Ralph Edwards witnessed the execution thereof.

Sworn to before me this 7th day of January, A. D., 1961
Ralph Edwards (Seal)
Notary Public for South Carolina

Joe C. Williams (Seal)

State of South Carolina
GREENVILLE COUNTY

RENUNCIATION OF DOWER

I, Ralph Edwards, S.C. Notary Public, do hereby certify unto all whom it may concern, that Mrs. Mattie Sims wife of the within named Sanford Sims 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 Ray S. Sims and Clois Sims and 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 7th day of January, A. D., 1961
Ralph Edwards (Seal)
Notary Public for South Carolina

me Mattie Sims

Cancelled documentary stamps attached: S. C. \$..... U. S. \$.....
Recorded this 19th day of January, 1961, at 11:07 A.M., No. #18094

95-2-26