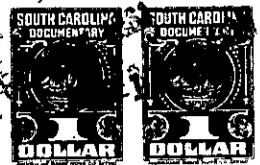


FILED



STATE OF SOUTH CAROLINA, FEB 17 5 04 PM
GREENVILLE COUNTY

Know All Men by These Presents:

That I, Marie W. Watson in the State aforesaid, in consideration of the sum of Five Hundred and Ninety-Five and No/100 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 FRANK R. PETRONE and MARY H. PETRONE, their heirs and assigns forever,

ALL that piece, parcel or lot of land in the County of Greenville, State of South Carolina, being known and designated as LOT NO. 40 on plat of Lynnwood Acres made by C. O. Riddle, May 1958 and being recorded in the RMC Office for Greenville County in Plat book LL, at page 196 and having the following metes and bounds, to wit:

BEGINNING at an iron pin on Lucile Street at the joint front corner of Lots 39 and 40 and running thence along Lucile Street, North 59-31 West 110 feet to an iron pin on Nolin Drive; running thence along Nolin Drive, South 30-29 West 208.9 feet to an iron pin; running thence South 66-20 East 110.8 feet to an iron pin at joint rear corner of Lots 40 and 39; running thence along the joint line of said lots, North 30-29 East 195.7 feet to the beginning corner.

This property is sold subject to the easements, rights of way and restrictive covenants as recorded against said Subdivision in the RMC Office for Greenville County and as shown on said plat.

This being a portion of the property inherited by the Grantor herein from her husband, Reuben Watson.

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 17th day of February in the year of our Lord One Thousand Nine Hundred and Sixty-One

Signed, Sealed and Delivered in the Presence of

Robert S. Swinson
Janie Smith

Marie W. Watson (Seal)
(Seal)
(Seal)
(Seal)



State of South Carolina, Greenville County

Personally appeared before me Robert S. Swinson

and made oath that he saw the within named grantor(s) Marie W. Watson sign, seal and as her act and deed deliver the within written deed, and that he, with Louie E. Smith witnessed the execution thereof.

Sworn to before me this 17th day of February, A.D. 1961
Janie Smith (Seal)
Notary Public for South Carolina

Robert S. Swinson

State of South Carolina, Greenville County

RENUNCIATION OF DOWER Woman Grantor
I, Notary Public, do hereby certify

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 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 _____ day of _____, A. D. 19____
(Seal)
Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$ _____; U. S. \$ _____
Recorded this 17th day of February 19 61, at 5:04 P. M., No. 20626

246-1-97