

STATE OF SOUTH CAROLINA,

County of GREENVILLE.

KNOW ALL MEN BY THESE PRESENTS That JANIE J. HARDING

in the State aforesaid,

in consideration of the sum of Nine Thousand Three Hundred and No/100ths (\$9,300.00) 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

ARTHUR JAMES

All that certain piece, parcel or lot of land situate, lying and being on the Southern side of Lermann Drive, near the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 23 as shown on a plat prepared by C. O. Riddle, R.L.S., dated January, 1956, entitled "Section 2, Fairfield Acres", recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book FF at page 459, and having according to said plat the following metes and bounds:

BEGINNING at an iron pin on the Southern side of Lermann Drive at the joint front corner of Lots Nos. 22 and 23, and running thence with the line of Lot No. 22 S. 2-25 W. 126.2 feet to an iron pin in the line of property now or formerly of W. A. Stepp; thence with the line of said Stepp property N. 87-48 W. 95 feet to an iron pin at the joint rear corner of Lots Nos. 23 and 25; thence with the rear line of Lots Nos. 25 and 24 N. 15-36 E. 131.4 feet to an iron pin on the Southern side of Lermann Drive; thence with the Southern side of Lermann Drive S. 84-35 E. 27.7 feet to an iron pin; thence continuing with the Southern side of Lermann Drive S. 87-35 E. 37.3 feet to the point of beginning.

This is the identical property conveyed to the grantor herein by deed of Minnie B. Gregory, dated November 10, 1961, recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 686 at page 325.

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, 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 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 16th day of February in the year of our Lord One Thousand Nine Hundred and Sixty-Two.

Signed, Sealed and Delivered in the Presence of

Frank P. McGowan Jr. Mitchell King Jr.

Janie J. Harding (Seal)

(Seal)

(Seal)

STATE OF SOUTH CAROLINA

County of GREENVILLE

Personally appeared before me Frank P. McGowan, Jr.

and made oath that he saw the within named grantor(s) sign, seal and as her act and deed deliver the within written deed, and that he, with Mitchell King, Jr. witnessed the execution thereof.

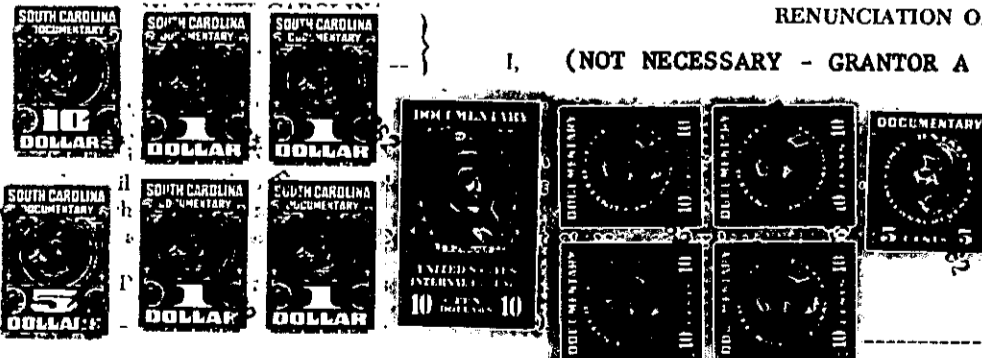
Sworn to before me this 16th day of February, A. D. 19 62

Mitchell King Jr. (Seal) Notary Public for South Carolina

Frank P. McGowan Jr. (Seal)

RENUNCIATION OF DOWER

I, (NOT NECESSARY - GRANTOR A WOMAN)



declare that she does freely, pronounce, release, and forever signs, all her interest and estate, and released.

Notary Public for South Carolina

Recorded February 16th, 1962 at 3:08 P.M. #20302

385-2-34