

FILED GREENVILLE CO. S. C.

APR 5 12 31 PM 1962

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STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that Homer Styles

in consideration of \$1.00 and other valuable considerations

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Charles W. Spence, his heirs and assigns forever:

All those tracts or lots of land in the County of Greenville, State of South Carolina, in O'Neal Township containing in the aggregate 131.57 acres, more or less, and being composed of 5 tracts as more fully described in the derivation clause, and having the following metes and bounds, to-wit:

Beginning at an iron pin in the center of Pine Log Ford Road at the corner of Paul and Beatrice L. Coster, running thence along said property, N 17-30 W, 575.5 feet to an iron pin; thence N 31 W, 717.3 (712.14) feet to an iron pin at the joint rear corner of the property lines of Coster and W. Y. Black (formerly); thence S 9-15 W, 462 feet to the new corner of Coster and Black; thence along W. Y. Black, N 62-20 W, 645.5 feet to iron pipe in a poplar stump on the line of Cornelia Howard G. Langford; thence with the Landford line, N 1-30 W, 392.7 feet to an iron pin; thence continuing N 1-30 W, 544.5 feet to an iron pin in the line of property of James W. Clark; thence with the Clark property, N 44 E, 1692.34 feet to an iron pin; thence N 51-30 W, 220 feet to an iron pin in the center of Langley Road; thence with the center of said road, N 13-05 E, 200 feet; thence with the center of the road, N 46-15 E, 308 feet to a point in the center of the bridge over Enoree River; thence following the river the following courses and distances, to-wit: S 39-25 E, 577 feet; S 10-30 E, 75 feet; S 15-50 W, 100 feet; S 20-57 E, 190 feet; S 33-11 E, 265 feet; S 29-07 E, 100 feet; S 19-20 E, 100 feet; thence continuing with the river as the line in a southeasterly direction 1490 feet to point in the river at the corner of G. T. Blackstone; thence with his line, S 20-30 W, 350 feet to an iron pin; thence S 20 W, 243 feet, thence S 3-30 E, 396 ft to iron pin; thence S 3-30 W, 76.8 feet; thence along property of Geta Burns Styles, et al, S 86-45 W, 478.5 feet; thence approximately DUE SOUTH 37 1/2 feet, more or less, to an iron pin in the rear of Martha Myrtle S. Collier; thence along the Collier property and property of Annie Ruth Styles Kilgore, S 89-52 W, 221.3 feet to an iron pin; thence N 65-02 W, 300 feet to an iron pin at a telephone pole; thence S 75-40 W, 300 feet to an iron pin; thence S 26 W, 200 feet to an iron pin; thence S 2-12 W, 280 feet to an iron pin on the north side of Pine Log Ford Road; thence S 2-12 W, to a point in the center of Pine Log Ford Road (being the distance of 1/2 of the right-of-way thereof); thence along the center of said road, S 81 W, 50 feet to an iron pin; thence continuing along the center of said road, S 81 W, 227 feet to the point of beginning.

The above described property is composed of a 75-acre tract conveyed to me in deed book 546 at page 438 and is shown in plat book FF at page 380; a 14.2-acre tract conveyed to me in deed book 563 at page 61; a 28.20-acre tract conveyed to me in deed book 694 at page 364; an 8-acre tract conveyed to me in deed book 669 at page 196; and a 6.17-acre tract conveyed to me in deed book 694 at page 363.

(see reverse side)
together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining; to have and to hold all and singular the premises before mentioned unto the grantee(s), and the grantee(s)'s heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(s)'s heirs or successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee(s)'s heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 28th day of February 19 62

SIGNED, sealed and delivered in the presence of:

Homer Styles (SEAL)

(SEAL)
(SEAL)
(SEAL)

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) sign, seal and as the grantor(s)'s act and deed deliver the within written deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 28th day of February 1962

[Signature] (SEAL)
Notary Public for South Carolina.

[Signature]

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named grantor(s) respectively, did this day appear before me, and each, 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 whomsoever, renounce, release and forever relinquish unto the grantee(s) and the grantee(s)'s heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this 28th day of February 19 62

[Signature] (SEAL)
Notary Public for South Carolina.

[Signature]

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RECORDED this _____ day of _____ 19____, at _____ M., No. _____

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