

STATE OF SOUTH CAROLINA

GREENVILLE COUNTY



we, M. C. Ponder, Sr. & Wm. Fred Ponder as Executors of the Estate of Eugenia L. Ponder under Will on file in the Probate Court for Greenville County in Apartment 800, File 7 in consideration of the sum of Thirteen Thousand Five Hundred and No/100 (\$13,500.00) DOLLARS,

Know All Men by These Presents:

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 Dederick A. Spencer and Gladys A. Spencer 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, within the corporate limits of the City of Greenville, on the eastern side of Coventry Lane, and being known and designated as Lot No. 73 on a plat of the property of Central Development Corporation recorded in the R. M. C. Office for Greenville County in Plat Book BB at Pages 22 and 23, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of Coventry Lane, at the joint front corner of Lots Nos. 72 and 73, and running thence with the line of Lot No. 72, S. 86-45 E. 194.25 feet to an iron pin in the line of Lot No. 96; thence with the line of Lot No. 96, N 7-41 E. 75.2 feet to an iron pin, joint rear corner of Lots Nos. 73 and 74; thence with the line of Lot No. 74, N. 86-45 W. 200 feet to an iron pin on the eastern side of Coventry Lane, joint front corner Lots Nos. 73 and 74; thence with the eastern side of Coventry Lane, S. 3-15 W. 75 feet to the point of beginning; being the same property conveyed to Eugenia L. Ponder by Alfred W. Gantt by deed dated October 23, 1958 and recorded in the R. M. C. Office for Greenville County in Deed Vol. 609, page 46, and this deed is executed pursuant to the authority of the Will of Eugenia L. Ponder filed as Apartment 800, File 8, in the office of the Probate Judge for Greenville County.

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 29th day of January in the year of our Lord One Thousand Nine Hundred and sixty-three.

Signed, Sealed and Delivered in the Presence of

Joyce T. Curry
Genevieve G. Williams

M. C. Ponder, Sr. (Seal)
Wm. Fred Ponder (Seal)
As Executors of the Estate of Eugenia L. Ponder (Seal)

State of South Carolina, Greenville County

Personally appeared before me Joyce T. Curry

and made oath that she saw the within named grantor(s) M. C. Ponder, Sr. and William Fred Ponder as Executors of the Est. of Eugenia L. Ponder their act and deed deliver the within written deed, and that she, with Genevieve G. Williams witnessed the execution thereof.

Sworn to before me this 29th day of January, A. D. 19 63. Genevieve G. Williams (Seal) Notary Public for South Carolina

Joyce T. Curry

State of South Carolina,

RENUNCIATION OF DOWER

Notary Public, do hereby certify



by me, did declare that she does freely, or persons whomsoever, renounce, release, and forever Heirs and Assigns, all her interest and estate, singular the premises within mentioned and released.

day of Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$; U. S. \$ (CONTINUED ON NEXT PAGE) Recorded this day of 19 at M., No.

-519- 274.3-1-150