

TITLE TO REAL ESTATE--Riley & Riley, Attorneys at Law, E. Coffee Street, Greenville, S. C.

NOV 9 11 05 AM 1965

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

OLLIE F. BARKER
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that I, Harriet Garrett,

in consideration of FIVE and NO/100 (\$5.00)----- Dollars,
and love and affection for my son,
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release
unto James Preston Garrett, his heirs and assigns forever:

All my right, title, interest and life estate in and to ALL that certain piece, parcel or tract of land in Greenville County, State of South Carolina, in Austin Township, located on the southern side of East Georgia Road near the Town of Simpsonville, and fronting a total of 569.58 feet on East Georgia Road with a depth of 609.84 feet on the western side thereof and a depth of 458.04 feet on the eastern side and 614.46 feet across the rear and containing 7.12 acres, more or less. Being a portion of property conveyed to G. P. Garrett by deed recorded in the RMC Office for Greenville County in Deed Volume 205 at Page 393.

This tract of land was owned by George P. Garrett at the time of his death testate on November 10, 1955, as shown by probate of his estate filed in the Probate Court for Greenville County in Apt. 641 at File 40. Under the terms of his Will, the grantor herein was given a life estate and at her death, the within described property was to go to his son, James Preston Garrett, the grantee herein. It is the desire of the said Harriet Garrett that James Preston Garrett have a fee simple title to the within described real estate and the purpose of this deed is to vest such in him.

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(+) hand(+) and seal(+) this 30th day of October 1965
Harriet Garrett (SEAL)

SIGNED, sealed and delivered in the presence of:
Bryan Beam (SEAL)
Gladys Garrett (SEAL)

STATE OF ~~NORTH~~ NORTH CAROLINA } PROBATE
COUNTY OF GASTON }
Personally appeared the undersigned witness and made oath that (s)he saw the within named (grantor(s) sign, seal and as the (grantor(s) act and deed deliver the within deed and that (s)he, with other witness subscribed above witnessed the execution thereof.
SWORN to before me this 30th day of October 19 65
Gladys Garrett (SEAL)
Notary Public for South Carolina
My Comm. Expires 10-8-66

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER
COUNTY OF } (NOT NECESSARY)
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 _____ day of _____ 19 _____ (SEAL)
Notary Public for South Carolina.

RECORDED this 9th day of November 19 65 at 11:05 A.M. No. 11 220

115-559.2-1-16