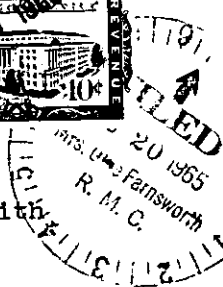


STATE OF SOUTH CAROLINA  
COUNTY OF Greenville



For True Consideration See Affidavit  
Book 27 Page 298

KNOW ALL MEN BY THESE PRESENTS, that I, W. Dennis Smith

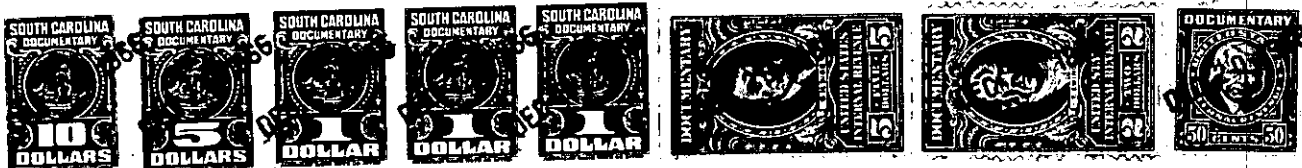
in consideration of Three (\$3.00) Dollars and other good and valuable considerations the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto

Frank Metzger and Virginia Metzger, their Heirs and Assigns forever,

All that piece, parcel or lot of land lying, being and situate at the Southeast intersection of Gail Avenue and Penny Drive, about 3 miles Northwest of Greer, in Oneal Township, County and State aforesaid, and being known and designated as lot no. Sixty-four (64) of Valleyhaven Acres, Section 4 of the W. Dennis Smith property as shown on plat prepared by John A. Simmons, Reg. Surveyor, dated July 15, 1960 and which plat has been recorded in the R. M. C. Office for said County in Plat Book MM, page 167, and having the following courses and distances, to-wit: Beginning at an Iron Pin located at the Southeast intersection of Gail Avenue and Penny Drive and running thence with the East side of Gail Avenue S.24-53 W.100 feet to an Iron Pin located at the joint front corner of lots nos. 64 and 65 as shown on said plat, thence with the joint property line of said two lots S.65-07 E.185 feet to lot no. 63 as shown on said plat, thence with the joint property line of said lots nos. 63 and 64 N.24-53 E.100 feet to an Iron Pin on the South side of Penny Drive, thence with the South side of Penny Drive N.65-07 W.185 feet to the beginning point. For a more particular description see the aforesaid plat.

The above described property is subject to the Restrictive Covenants as are more particular set forth in Deed Book 657, page 115 in said office.

The above described property is subject to a real estate mortgage in the original sum of \$13,700.00 which was given by grantor herein to the Woodruff Federal Savings and Loan Association dated Dec. 19, 1964 and which mortgage has been recorded in said office in R. E. Mtg. Book 983, page 81.



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 18th day of Dec. 19 65

SIGNED, sealed and delivered in the presence of:

*W. Dennis Smith* (SEAL)  
W. Dennis Smith

*James C. Turner*  
*Virginia Hunter*



STATE OF SOUTH CAROLINA  
COUNTY OF Spartanburg

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 18th day of Dec. 19 65

*Virginia L. Hunter* (SEAL)  
Notary Public for South Carolina.

*James C. Turner* (SEAL)

STATE OF SOUTH CAROLINA  
COUNTY OF Spartanburg

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)'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 18th day of Dec. 19 65

*Virginia L. Hunter* (SEAL)  
Notary Public for South Carolina.

*Beulah Mae B. Smith*  
Beulah Mae B. Smith

RECORDED this 20th., day of December 19 65, at 9:30 A. M., No. 18385

3-6-5373-6-286-92