

State of South Carolina

OCT 3 4 43 PM 1967

TITLE TO REAL ESTATE

GREENVILLE COUNTY

Know All Men by These Presents:

That Cyril V. Seymour hereafter referred to as Grantor, in consideration of the sum of Twenty Thousand Seven Hundred Fifty (\$20,750.00) DOLLARS, paid to Grantor by Harry W. Duguid & Eleanor H. Duguid hereafter referred to as Grantee, at and before the sealing of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the said Grantee their heirs and assigns forever,

All those certain pieces, parcels or lots of land situate, lying and being in Greenville County, South Carolina, being all of Lot No. 97, and being the northern portion of Lot No. 98, as shown on plat of McSwain Gardens recorded in Plat Book GG, page 75, Office of the R. M. C. for Greenville County, and being more particularly shown on plat of property of Grover Thompson, prepared by C. O. Riddle May, 1962, recorded in Deed Book 701 at page 348 as an attachment to the deed from Grover Thompson and Margaret P. Thompson to Grantor herein, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point on the easterly side of McSwain Drive at the joint front corner of Lots 96 and 97 and running thence along the joint line of said lots, N. 67-37 E. 168.1 feet; thence turning and running S. 22-10 E. 101.3 feet to a point; thence S. 22-19 E. 43.9 feet to a point at the northerly rear corner of Lot 98; thence turning and running a new line, S. 68-20 W. 160.4 feet to a point on the easterly side of McSwain Drive; thence turning and running along the easterly side of McSwain Drive the following courses and distances: N. 17-35 W. 34 feet; N. 26-30 W. 56.6 feet; N. 28-46 W. 53.4 feet to the point of beginning.

This conveyance is subject to a recorded right-of-way to Duke Power Company as shown on the above plat of property of Grover Thompson and to restrictions of public record.

This is the same property conveyed to Grantor and Ruth O. Seymour by deed of Grover W. Thompson and Margaret P. Thompson recorded in the Office of the R. M. C. for Greenville County in Deed Book 701 at page 347. Said Ruth O. Seymour died January 14, 1967, leaving in force and effect her Last Will and Testament by which she devised her interest in the above property to Grantor, all of which more fully appears in Apartment 973, File 8-A of the Probate Court for Greenville County, South Carolina.

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 and Grantee's Heirs/Successors and Assigns forever. AND Grantor does hereby bind Grantor and Grantor's Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto Grantee and Grantee's Heirs/Successors and Assigns against Grantor and Grantor's Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the hand and seal of Grantor this 29th day of September, 1967.

Cyril V. Seymour (Seal)
Cyril V. Seymour

Signed, Sealed and Delivered in the Presence of

John J. Baresch
Mason M. Bacon

(Seal)
(Seal)
(Seal)
Grantor

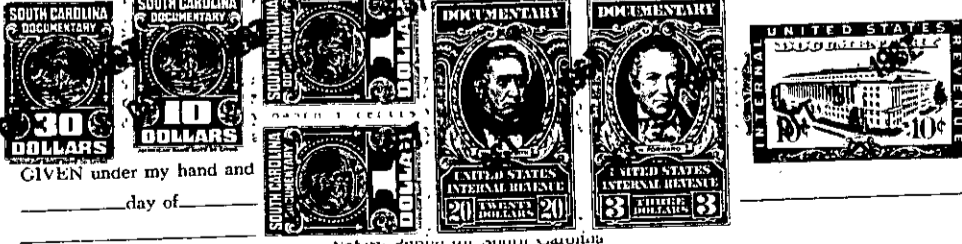
STATE OF NEW YORK
COUNTY OF New York

Personally appeared before me the undersigned witness and made oath that he saw Grantor sign, seal and as Grantor's act and deed deliver the written deed and that said witness together with the other witness whose name is also above subscribed witnessed the execution of the within deed by Grantor.

Sworn to before me this 29th day of September, 1967
John J. Baresch (Seal)

Notary Public for New York
Notary Public, State of New York
No. 31-2324735
Qualified in New York County
My Commission expires March 30, 1969

RENUNCIATION OF DOWER Grantor widower



My Commission expires at the pleasure of the Governor.

Recorded this 3rd day of October 1967 at 4:43 P.M. No. 9873

271-277.2-2-1