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/P. A. VOL 878 PAGE 123

Prepared by WYCHE, BURGESS, FREEMAN & PARHAM, Attorneys at Law, Greenville, S. C.

State of South Carolina

TITLE TO REAL ESTATE

GREENVILLE COUNTY

Know All Men by These Presents:

That P. L. BRUCE, JR. and THOMAS S. BRUCE

hereafter referred to as Grantor, in consideration of the sum of THREE THOUSAND AND NO/100ths (\$3,000.00) DOLLARS, paid to Grantor by SPANN BUILDERS, INC.

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, its successors and assigns,

ALL that certain piece, parcel or lot of land situate, lying and being at the intersection of Duncan Chappel and Perry Roads in the State and County aforesaid, being known and designated as a portion of Lot 10 on plat of property of P. L. Bruce, dated February, 1956, prepared by Dalton and Neves, recorded in the Office of the R. M. C. for Greenville County in Plat Book EE, at page 22, and having the following metes and bounds:

BEGINNING at a point on the northeasterly side of Perry Road, joint corner of Lots 9 and 10, and running thence along the common boundary of Lots 9 and 10 N. 39-51 W. 82.8 feet, more or less, to a point along the line of property heretofore conveyed by P. L. Bruce to Loyd L. Brock by deed dated May 23, 1963, and recorded in the Office of the R. M. C. for Greenville County in Deed Book 725, at Page 214, and running thence along the common boundary of the property described herein and the property now or formerly of Brock S. 50-57 W. 160 feet to a point on the northeasterly side of Duncan Chappel Road; thence running along Duncan Chappel Road S. 39-03 E. 77.2 feet to a point; thence along an arc, the chord of which is S. 88-40 E., 32.5 feet to a point on the northwesterly side of Perry Road; thence along the northwesterly side of Perry Road N. 41-42 E. 126.4 feet to the point of beginning.

This is a portion of the property conveyed to Grantors by deed of Nora B. Bruce dated August 5, 1966, and recorded in the Office of the R. M. C. for Greenville County in Deed Book 804, at page 211.

This conveyance is subject to all restrictions, rights-of-way, easements and setback lines of public record.

County Stamps Paid \$ 3.30 See Act No.380 Section 1

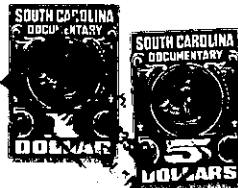
TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining;

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 18th day of October, 1969

Signed, Sealed and Delivered in the Presence of

M. L. Knight, Vin A. Bruce



P. L. Bruce, Jr. (Seal), Thomas S. Bruce (Seal), Grantor

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

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 18th day of October, 1969. M. L. Knight, Notary Public for South Carolina

My Commission expires January 1, 1970.

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Mary E. Bruce, wife of the within named Grantor did this day appear before me, and 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 or persons whomsoever, renounce, release, and forever relinquish unto Grantee and Grantee's Heirs/Successors and Assigns, all her interest and estate, and also all her right and claim of Dower of, in or to all and singular the premises above described.

GIVEN under my hand and seal this 18th day of October, 1969. M. L. Knight, Notary Public for South Carolina

Mary E. Bruce, Mary E. Bruce

My Commission expires January 1, 1970.

Recorded this ___ day of ___ 19___, at ___ M., No. ___

(Continued on next page)

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