

State of South Carolina } OLLIE FARNSWORTH
Greenville COUNTY } R. M. C.

Know All Men By These Presents:

That I, William G. Copeland,

in consideration of the sum of Twenty-six Hundred (\$2600.00) - - - - - in the State aforesaid, DOLLARS,

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 grantee(s) Carol D. Groce and June L. Groce,

All of that parcel or tract of land in Chick Springs Township of Greenville County, South Carolina, located about two miles southwest of the City of Greer, lying near the Suber Road and west therefrom, being shown on a plat made for the Annie L. Copeland Estate by H. C. Clarkson and R. K. Campbell, Surveyors, with certain revisions made thereafter, and having the following courses and distances: BEGINNING on an iron pin on the northeast corner of the tract conveyed herein and on line of tract "E" on said plat, and runs thence with the common line of Tract "E", S. 33-24 W. 624 feet to an iron pin; thence S. 13-17 E. 303.6 feet to an iron pin on line of Tract "C", thence with the line of that tract, N. 60-03 E. 624 feet to an iron pin, corner of Tract "D-1"; thence with that line, N. 11-53 W. 267.6 feet to the beginning, containing 4 acres, more or less, and being designated as Tract "D-2" on said plat as revised July 25, 1968.

ALSO, granting and conveying unto the grantees, their heirs and assigns, a right-of-way and easement along and upon the northerly boundary of Tract "D-1", for the purpose of ingress and egress to and from the above described tract of land. This right-of-way and easement is 20 feet in width and extends from the Suber Road along the line of Tract "E" to the boundary of the tract above conveyed, and the grantor reserves unto himself, his heirs and assigns, a right-of-way and easement 20 feet in width along the northerly boundary of the tract above conveyed, the same being along the line of Tract "E" and extending to Tract "D-3", lands reserved by the grantor. This right-of-way and easement reserved is for the purpose of a roadway or ingress and egress from the Suber Road to and from Tract "D-3".

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 9th day of August in the year of our Lord One Thousand Nine Hundred and Sixty-eight.

Signed, Sealed and Delivered in the Presence of

W. G. Copeland (Seal) *W. G. Copeland* (Seal)

H. D. Hawkins (Seal) *D. Denby Davenport, Jr.* (Seal) Greenville County (Seal) Stamps 3.30 (Seal) Act No. 266 Sec. 1 (Seal)

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Personally appeared before me H. D. Hawkins

and made oath that he saw the within named grantor(s) William G. Copeland

deliver the within written deed, and that he, with D. Denby Davenport, Jr. sign, seal and as his act and deed witnessed the execution thereof.

Sworn to before me this 9th day of August, A. D., 1968

D. Denby Davenport, Jr. (Seal) Notary Public for South Carolina

My Commission Expires 8-1-70

H. D. Hawkins

State of South Carolina } Greenville COUNTY

RENUNCIATION OF DOWER

I, H. D. Hawkins

Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Alice G. Copeland wife of the within named William G. Copeland 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 Carol D. Groce and June L. Groce and their Heirs and Assigns, all her interest and estate, and also her right and claim of Dower of, in or to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this 9th day of August, A. D., 1968

H. D. Hawkins (Seal) Notary Public for South Carolina

My Commission Expires 4-30-79

Alice G. Copeland

Cancelled documentary stamps attached: S. C. \$; U. S. \$ 12:05 P.M. 14642
Recorded this 29 day of December, 1968, at M., No. 1-2

7-10-2-1-4-19
-265- out of 710.2-1-4-4