

JAN 16 3 05 PM '70

TITLE TO REAL ESTATE—Prepared by RAINEY, FANT & HORTON, Attorneys at Law, Greenville, S. C.

VOL 882 PAGE 608

STATE OF SOUTH CAROLINA R.M.C. GREENVILLE COUNTY

GRACE T. RODGERS, Individually and Know All Men by These Presents: That as Executrix and Helen R. Greene and Mary R. Johnson as Executrices under the Will of Walter Waverly Rodgers, Deceased in the State aforesaid, in consideration of the sum of Twenty Seven Thousand and No/100 (\$27,000.00)----- 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

Thomas G. Thompson, His Heirs and Assigns, Forever:

ALL that piece, parcel or lot of land with the buildings and improvements thereon, situate on the Southeast side of Clarendon Avenue near the City of Greenville in Greenville County, S. C., being shown as Lot 269 on Plat of Colonia Company, recorded in the RMC Office for Greenville County in Plat Book J Page 4 and 5, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southeast side of Clarendon Avenue at the joint corner of Lots 269 and 270 and runs thence along the line of Lot 270, S. 24-42 E. 200.6 feet to an iron pin; thence N. 65-13 E. 91 feet to an iron pin on the Southwest side of Franklin Road; thence along Franklin Road, N. 20-44 W. 201.2 feet to an iron pin at corner of Franklin Road and Clarendon Avenue; thence along Clarendon Avenue, S. 65-13 W. 106 feet to the beginning corner.

This is the same property conveyed to W. W. Rodgers and Lula M. Rodgers by deed of Sue H. Edwards, dated September 25, 1945, recorded in Deed Book 280, Page 378. Subsequently, Lula M. Rodgers died testate and by the terms of her will which is on file in the Probate Court for Greenville County in Apt. 887, File 16, she devised her interest in this property to Walter Waverly Rodgers. Walter Waverly Rodgers subsequently died testate and by the terms of his will which is on file in the Probate Court in Apt. 1045 File 2, he devised this property to his wife, giving his Executrices and his said wife full power and authority to sell or dispose of the property at any time, and this deed is made by the Executrices pursuant to the power and authority made by said will. This conveyance is SUBJECT to all restrictions, set back lines, roadways, easements and rights of way, if any, affecting the above described property.

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 his Heirs and Assigns forever.

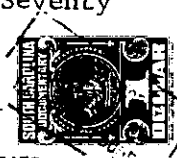
And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's (s) Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's (s) Heirs and Assigns against the grantor(s) and the grantor's (s) Heirs 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 16th day of January in the year of our Lord One Thousand Nine Hundred and Seventy

Signed, Sealed and Delivered in the Presence of

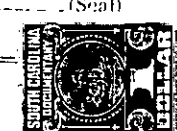
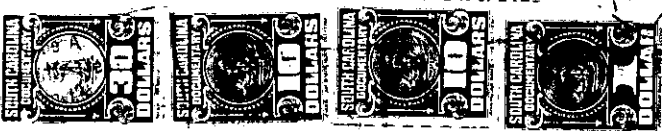
Nancy S. Tucker

Patrick C. Fant



Grace T. Rodgers (Seal) Individually and as Executrix Helen R. Greene (Seal) Mary R. Johnson (Seal)

as Executrices under the Will of Walter Waverly Rodgers, Deceased (Seal)



State of South Carolina, Greenville County

Personally appeared before me Nancy S. Tucker Grace T. Rodgers, Individually and as Executrix and Helen R. Greene and Mary R. Johnson as Executrices under will of Walter Waverly Rodgers, deceased sign, seal and as their act and deed Patrick C. Fant witnessed the execution thereof.

Sworn to before me this 16th day of January, A. D. 19 70. Notary Public for South Carolina My Commission expires: 4-17-79



Nancy S. Tucker

Greenville County

State of South Carolina, Greenville County

RENUNCIATION OF DOWER (No Dower, Grantors are Women) Notary Public, do hereby certify

unto all whom it may concern, that Mrs. wife of the within named 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

and also all her right and claim of Dower of, in or to all and singular the premises within mentioned and released. Heirs and Assigns, all her interest and estate,

GIVEN under my hand and seal this day of Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$; U. S. \$ Recorded this 16th day of January 19 70, at 3:05 P. M., No. #16028

- 235-163-2-1 - NOTE WILL