

KNOW ALL MEN BY THESE PRESENTS, that WACO F. CHILDERS, JR., AS TRUSTEE

in consideration of Ten and No/100-----Dollars,
and execution of Trust
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release
unto WACO F. CHILDERS, III, his heirs and assigns;

ALL that piece, parcel or lot of land, situate, lying and being on the Southerly side of Potomac Avenue in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 228, Pleasant Valley Subdivision, as per plat thereof recorded in the RMC Office for Greenville County, South Carolina, in Plat Book "p", page 93, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southerly side of Potomac Avenue, joint front corner Lots Nos. 227 and 228, which iron pin is 240 feet in an Easterly direction from an iron pin in the Southeast intersection of Potomac Avenue and Panama Avenue, and running thence S. 0-08 E. 160 feet to an iron pin, joint rear corner Lots Nos. 227, 228, 275 and 276; thence N. 89-52 E. 60 feet to an iron pin, joint rear corner Lots Nos. 228, 229, 274 and 275; thence N. 0-08 W. 160 feet to an iron pin on the Southerly side of Potomac Avenue, joint front corner Lots 228 and 229; thence along the Southerly side of Potomac Avenue S. 89-52 W. 60 feet to an iron pin, the point of beginning.

This conveyance is made subject to any restrictions, rights-of-way, or easements that may appear of record on the recorded plat(s) or on the premises.

See Deed recorded in Deed Volume 576, Page 528.

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)' heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(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)' 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 February 1970

SIGNED, sealed and delivered in the presence of:

Peggy McKinney
Edward R. Haman

Waco Childers, Jr. (SEAL)
As Trustee (SEAL)

(SEAL)

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

PROBATE

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 February 1970

Edward R. Haman (SEAL)
Notary Public for South Carolina.
My Commission Expires September 3, 1979

Peggy McKinney

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER Deed by Trustee

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)' 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 February 1970

(SEAL)
Notary Public for South Carolina.

RECORDED this 20 day of February 1970 at 11:43 A. M., No. 18198

5-9-222-6-5