

State of South Carolina

TITLE TO REAL ESTATE

GREENVILLE COUNTY

Know All Men by These Presents:

We, Margaret P. Schwiers, Individually and as Administratrix of the Estate of August J. Schwiers, Deceased, August B. Schwiers, Charles H. Schwiers and Elizabeth Schwiers Monroe, of the sum of Two Thousand Six Hundred and Forty & no/100 (\$2,640.00) DOLLARS, paid to Grantor by City of Greenville, South Carolina, 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

ALL of our right, title, interest and estate in and to Landsdown Avenue in the City and County of Greenville, South Carolina, and having, according to a plat of Schwiers Carden made by Piedmont Engineering Service March, 1960, with a revision August, 1963, addition May, 1964, revised July, 1967, the following metes and bounds, to-wit:

BEGINNING in the Northwest intersection of Cleveland Street, and Landsdown Avenue and following curvature of said intersection, the chord of which is S. 16-16 W. 36.2 feet to a point on the Northern side of Landsdown Avenue; thence with the northern side of said avenue the following five (5) courses and distances: S. 60-00 W. 140 feet; S. 59-26 E. 140 feet; S. 42-17 W. 125 feet; S. 52-51 W. 100.5 feet and S. 51-03 W. 105 feet with the last course and distance ending at the beginning of a 50 foot radial cul de sac or turn around, the center of which is 70.3 feet S. 34-07 W. from the last course and distance on the North side of Landsdown Avenue; thence following the radial of said cul de sac to the Southern side of said Landsdown Avenue; thence with the South side of said Avenue the following six (6) courses and distances: N. 49-53 E. 60 feet, N. 52-50 E. 90 feet; N. 50-10 E. 50 feet; N. 40-22 E. 100 feet; N. 59-26 E. 140 feet and N. 60-00 E. 110 feet with the last course and distance ending in the curvature of the Southwest intersection of Landsdown Avenue and Cleveland Street; thence following the curvature of said intersection, the chord of which is S. 73-44 E. 34.6 feet, to a point of the West side of Cleveland Street; thence with the West side of said Street N. 27-27 W. to the point of beginning.

The interest of the Grantors is as the sole heirs at law of August J. Schwiers who died intestate in the City and County of Greenville December 13, 1964. See Apt. 891, File 7, in the Office of the Probate Court for Greenville County.

It is understood and agreed that the cul de sac conveyed herewith will revert to the Grantors, their Heirs and Assigns, as the owners of Lots Nos. 25 and 29 of Schwiers Carden, if and when the said Landsdown Avenue is extended and such cul de sac or turn around is not used in the extension of said street.

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 Successors/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 10th day of July, 1969.

Signed, Sealed and Delivered in the Presence of Margaret P. Schwiers (Seal) Individually and as Administratrix Elizabeth Schwiers Monroe (Seal) August B Schwiers (Seal) Charles H. Schwiers (Seal) Grantor William B. Price Margaret H. Gallant

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

Personally appeared before me the undersigned witness and made oath that he saw Grantor or the Grantor by its duly authorized officer(s) 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 10th day of July, 1969. William B. Price (Seal) Notary Public for South Carolina Margaret H. Gallant My Commission expires January 1, 1971.

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. Virginia C. Schwiers and Bobbie R. Schwiers, wives of the within named Grantors 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 10th day of July, 1969. William B. Price (Seal) Notary Public for South Carolina Virginia C. Schwiers Bobbie R. Schwiers

My Commission expires January 1, 1971. Recorded this 20th day of April, 1970, at 4:08 P. M., No. #22905

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