

FILED

TITLE TO REAL ESTATE-Offices of HILL AND JAMES, Attorneys at Law, 100 Williams St. Greenville, S. C.

STATE OF SOUTH CAROLINA

JUL 10 1 21 PM '70

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COUNTY OF GREENVILLE

OLLIE FARNSWORTH
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that Margaret C. Spencer -----

in consideration of One and No/100 (\$1.00) ----- Dollars,
----- and the premises -----
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release
unto W. N. Leslie, Inc., its successors and assigns forever:

ALL that piece, parcel or lot of land-situate, lying and being on the northern side of Rogers Avenue near the City of Greenville, in the County of Greenville, State of South Carolina and known and designated as the southwestern one-half of Lot No. 20 of a subdivision of the Perry Property, plat of which is recorded in the R.M.C. Office for Greenville County in Plat Book I at Page 33 and according to said plat has the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Rogers Avenue at the joint front corner of Lots Nos. 19 and 20 and running thence with said avenue N. 79-28 E., 25 feet to an iron pin in the middle of Lot No. 20; running thence along a new line through said lot N. 10-17 W., 150 feet to an iron pin in the rear line of Lot No. 20; running thence S. 79-28 W., 25 feet to an iron pin at the rear corner of Lots Nos. 19 and 20; running thence S. 10-17 E., 150 feet to an iron pin, point of beginning.

This being the same property conveyed to the Grantor herein by deed recorded in Deed Book 255 at Page 186.

This property is conveyed subject to restrictions and easements or rights of way, if any, of record.

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(s) heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(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(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 9th day of July 1970.

SIGNED, sealed and delivered in the presence of:

X Margaret C. Spencer (SEAL)

Francis L. Byrnes (SEAL)

William B. Byrnes (SEAL)

STATE OF SOUTH CAROLINA

PROBATE

COUNTY OF Greenville

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 9th day of July 1970.

William B. Byrnes (SEAL)
Notary Public for South Carolina.

Francis L. Byrnes

My Commission Expires June 13, 1979.

STATE OF SOUTH CAROLINA

RENUNCIATION OF DOWER (NOT NECESSARY WOMAN GRANTOR)

COUNTY OF

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(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

day of 19

(SEAL)
Notary Public for South Carolina.

RECORDED this 10th day of July 19 70 at 1:21 P. M., No #796

-235-167-3-16A