

STATE OF SOUTH CAROLINA GREENVILLE COUNTY

LILLIE FARNSWORTH R. M. C.

Know All Men by These Presents:

That --Nelle C. Cooper---

in consideration of the sum of --Two Thousand, Five Hundred and No/100 (\$2,500.00)-DOLLARS, in the State aforesaid,

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 Ben C. Sanders, his heirs and assigns:

ALL that lot of land situate on the northwest side of Pinehurst Drive in the Town of Mauldin, in Greenville County, South Carolina, being shown as Lot No. 9 on plat of Section 1, of Pine Valley Estates, made by Dalton & Neves, Engineers, dated February, 1960, recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book MM at Page 138 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwest side of Pinehurst Drive at the joint front corner of Lots 8 and 9 and runs thence along the line of Lot 8 N. 28-0 W. 160 feet to an iron pin; thence S. 62-0 W. 86.1 feet to an iron pin; thence along the line of Lot 10 S. 26-36 E. 160 feet to an iron pin on the northwest side of Pinehurst Drive; thence along Pinehurst Drive N. 62-0 E. 90 feet to the beginning corner.

This is one of the lots conveyed to me by deed of C. S. Mattox and Wilson M. Dillard, dated February 14, 1968, recorded in the said R.M.C. Office in Deed Book 838 at Page 180.

This Conveyance is SUBJECT to all set back lines, roadways, easements, rights of way and restrictions shown in Deed Book 644 at Page 389 and on the recorded plat, affecting the above described property.

The Grantee is to pay 1970 Taxes.

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 30th day of April in the year of our Lord One Thousand Nine Hundred and Seventy

Signed, Sealed and Delivered in the Presence of

Shirley R. Jameson

Patrick C. Fant

Nelle C. Cooper (Seal)

NELLE C. COOPER (Seal)

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State of South Carolina, Greenville County

Personally appeared before me Shirley R. Jameson

and made oath that s he saw the within named grantor(s) Nelle C. Cooper deliver the within written deed, and that s he, with Patrick C. Fant sign, seal and as her act and deed witnessed the execution thereof.

Sworn to before me this 30th day of April, A. D. 1970

Patrick C. Fant (Seal)

Notary Public for South Carolina

My Commission Expires: 4/1/77

Shirley R. Jameson

State of South Carolina, Greenville County

NO RENUNCIATION OF DOWER WOMAN GRANTOR I, 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

Heirs 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 within mentioned and released.

GIVEN under my hand and seal this day of A. D. 1970

(Seal)

Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$; U. S. \$

Recorded this 8th day of October 1970, at 4:39 P. M., No. #8184

1970, at 4:39 P. M., No. #8184

799-1162-1-122