

FILED  
GREENVILLE CO. S. C.  
STATE OF SOUTH CAROLINA  
COUNTY OF Greenville

Jan 21 2:02 PM '71

KNOW ALL MEN BY THESE PRESENTS, that <sup>OLLIE FARNSWORTH</sup> WE, CECIL C. ELLER and BARBARA ELLER STEWART

in consideration of love and affection which we have for the Grantee, our Mother <sup>Dollars</sup>  
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release  
unto MARGIE M. ELLER, her heirs and assigns forever,

Any and all our several and respective rights, titles, and interest in and to the real property described as follows:

ALL that certain piece, parcel, or lot of land, with the improvements thereon, situate, lying, and being at the southwestern corner of the intersection of Augusta Road and South Wingate Road in Section 2, Pecan Terrace Subdivision, Gantt Township, Greenville County, South Carolina, which lot is shown and designated as Lot 83 on a plat of said Subdivision, recorded in the Office of the R.M.C. for said County in Plat Book "EE", Page 108, and which lot, according to said plat may be described more particularly as follows:

BEGINNING at an iron pin on the western side of Augusta Road, joint corner of Lots 83 and 82, and running thence N. 86-03 W., 126.1 feet to an iron pin; thence N. 15-22 W., 110 feet to an iron pin on the southern side of South Wingate Road; thence with the southern side of said Road N. 82-02 E., 90 feet to an iron pin; thence still with the southern side of said Road S. 82-46 E., 96 feet to an iron pin; thence S. 14-12 E., 119 feet to an iron pin, the point of Beginning.

DERIVATION: Deed Book 728, Page 381; Probate Court Apartment 1110, File 8.

This conveyance is made subject to any and all existing reservations, easements, rights of way, and restrictions or protective covenants.

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 19<sup>th</sup> day of January 1971.  
SIGNED, sealed and delivered in the presence of:  
Cecil C. Eller (SEAL)  
Barbara Eller Stewart (SEAL)  
H. Samuel Stilwell (SEAL)  
Dianne C. Carson (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 19<sup>th</sup> day of January 1971.  
Notary Public for South Carolina. H. Samuel Stilwell (SEAL)  
My Commission Expires SEPTEMBER 30, 1980  
Dianne C. Carson (SEAL)  
My Commission Expires \_\_\_\_\_

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER  
COUNTY OF Greenville } 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 19<sup>th</sup> day of January 1971.  
Notary Public for South Carolina. H. Samuel Stilwell (SEAL)  
My Commission Expires SEPTEMBER 30, 1980  
Dianne C. Eller (SEAL)  
RECORDED this 21st day of January 1971 at 2:02 P. M. M. No. #16897

146-522-1-45