

TITLE TO REAL ESTATE-Riley & Riley, Attorneys at Law, 218 ~~Highway 117~~ ^{9th St}, Greenville, S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

OLLIE FARNSWORTH,
R. M. C.

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KNOW ALL MEN BY THESE PRESENTS, that the School District of Greenville County

in consideration of Thirty-Seven Thousand Four Hundred Seventeen and No/100 -----Dollars,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto S and M. Real Estate Company, Inc., its successors or assigns, forever:

ALL that certain piece, parcel or lot of land in Grove Township, Greenville County, South Carolina, approximately one mile north of the Town of Piedmont, and according to a survey by Piedmont Engineering Service dated November, 1957, having the following metes and bounds, to-wit:

BEGINNING at a point on U. S. Highway 29 and running thence S. 5-20 W., 346.7 feet to a point; thence leaving said U. S. Highway 29 and running in the line of an old road, S. 13-13 W., 766.4 feet to a point; thence continuing with said old road, S. 13-56 E., 95.9 feet to an iron pin; thence N. 75-53 W., 3,738.1 feet to an iron pin on the banks of Saluda River; thence with said Saluda River, N. 15-29 E., 619.6 feet to a point; thence N. 22-40 E., 445.4 feet to a point; thence leaving said Saluda River, S. 64-16 E., 2,049.1 feet to a point; thence S. 78-50 E., 598.4 feet to a point; thence N. 75-25 E., 1,073.9 feet to a point on U. S. Highway 29, the point of beginning, said tract containing 71.44 acres, more or less.

This conveyance is made subject to any restrictive covenants, building set-back lines, rights-of-way and easements which may affect the above described property.

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 9 day of July 1971

SIGNED, sealed and delivered in the presence of:

H. Z. Jones
Bobbie Jean Huff

SCHOOL DISTRICT OF GREENVILLE COUNTY, (SEAL)

By: J. H. Boyd Chairman (SEAL)

and John W. Culbertson Secretary (SEAL)

(SEAL)

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

PROBATE

Personally appeared the undersigned witness and ma de oath that (s)he saw the within named grantor(s) sign, seal and as the grantor's(s)' act and deed deliver the within deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 9th day of July 1971

Theressa C. Henry (SEAL)
Notary Public for South Carolina.

My Commission expires: 1-20-80

H. Z. Jones

STATE OF SOUTH CAROLINA
COUNTY OF

RENUNCIATION OF DOWER (NOT NECESSARY)

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 day of

Notary Public for South Carolina.
My Commission expires:

RECORDED this 26 day of July 19 71, at 8:52 A. M., No. 2512

85-6155-1-6