

GREENVILLE CO. S. C.

Dec 20 11 49 AM '71

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TITLE TO REAL ESTATE—Prepared by KENNEDY, STEPHENSON & JOHNSON, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA, }
County of GREENVILLE }
OLLIE FARNSWORTH
R. M. C.

KNOW ALL MEN BY THESE PRESENTS That S & M Real Estate Co., Inc.

a corporation chartered under the laws of the State of South Carolina and having its principal place of business at Greenville in the State of South Carolina for and in consideration of the sum of Ten and No/100 (\$10.00) ----- dollars,

to it in hand duly paid at and before the sealing and delivery of these presents by the grantee(s) hereinafter named, (the receipt whereof is hereby acknowledged), has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release ~~unto~~ a quitclaim unto Dan H. McKinney, his heirs and assigns forever:

All that certain piece, parcel or lot of land lying and being on the north-easterly side of Hammond Street, in the City of Greenville, S. C., as shown on plat entitled "Survey for Dan H. McKinney" dated June 25, 1970, recorded in the RMC Office for Greenville County, S. C., in Plat Book 4-M, page 5, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northeasterly side of Hammond Street said pin being located 67.4 feet southeast of the intersection of Hammond Street and Academy Street and running thence with the northwesterly edge of an alley N 50-30 E 136.2 feet to an iron pin on the southwesterly side of Bacot Alley; thence turning and running with the southwesterly side of Bacot Alley S 61-45 E. 5.39 feet to an iron pin in the center of said Alley; thence turning and running with the center line of said Alley S 50-30 W 136.65 feet to an iron pin on the northeasterly side of Hammond Street; thence turning and running with the north-easterly side of Hammond Street N 57-10 W. 5.23 feet to an iron pin, the point of beginning.

This is the northwesterly one-half of an abandoned alley extending to Hammond Street. Because of recent construction for the widening of Hammond Street and the lowering of the elevation of said Street, access from said alley to Hammond Street is no longer possible and use of said alley has been abandoned.

This deed is made pursuant to the authority granted by resolution of the Board of Directors of S & M Real Estate Co., Inc., adopted at a meeting duly called and held at the office of the company authorizing J. Henry Sitton as President to execute said deed alone on behalf of said corporation.

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 premises before mentioned unto the grantee(s) hereinabove named, its successors, heirs and assigns forever.

~~And the said granting corporation does hereby warrant and forever defend all and singular the above premises unto the grantee(s) hereinabove named and his heirs and assigns forever against all and singular the claims and demands of every person claiming or to claim the same or any part thereof.~~

In witness whereof the said granting corporation has caused its corporate seal to be hereunto affixed and these presents to be subscribed by its duly authorized officers, J. Henry Sitton, President of S & M Real Estate Co., Inc. on this the 16th day of December in the year of our Lord one thousand, nine hundred and seventy-one.

Signed, sealed and delivered in the presence of:
Anita C. Yates
Jo Ann L. Storn

S. & M REAL ESTATE CO., INC. (L.S.)
By *J. Henry Sitton*
J. Henry Sitton, President

STATE OF SOUTH CAROLINA,
County of GREENVILLE

PERSONALLY appeared before me THE UNDERSIGNED WITNESS and made oath that he saw J. Henry Sitton as President of S & M Real Estate Co., Inc. a corporation chartered under the laws of the State of South Carolina sign, seal with its corporate seal and as the act and deed of said corporation deliver the within written deed, and that he, with the other witness subscribed above, witnessed the execution thereof.

SWORN to before me this 16th day of December A. D. 1971
Jo Ann L. Storn (L.S.)
Notary Public for South Carolina.
My Commission Expires: 12/13/77.

Anita C. Yates

Deed Recorded December 20, 1971 at 11:49 A. M., #16893

PT. 502-71-1-24 (NOTED)