

TITLE TO REAL ESTATE - Prepared by EDWARDS & McPHERSON, Attorneys at Law  
Greenville, S. C. - Greer, S. C.

STATE OF SOUTH CAROLINA }  
COUNTY OF Greenville }  
GREENVILLE COUNTY

KNOW ALL MEN BY THESE PRESENTS, that William P. and Martha C. Anderson

in consideration of Twenty-three Thousand Three Hundred Seven & 36/100 (\$23,307.36) Dollars, and assumption of mortgages recited hereinbelow, the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Leonard S. Chace, III, his heirs and assigns forever:

ALL that piece, parcel or lot of land situate, lying and being on the Westerly side of Andrews Street (formerly Poplar Street (Avenue)) near the City of Greenville, County of Greenville, State of South Carolina, and having, according to a plat prepared by Piedmont Engineering Service dated June 24, 1949, entitled "Property of Greenville Loom Reed Co.", recorded in the R. M. C. Office for Greenville County, S. C., in Plat Book V at page 177, the following metes and bounds:

BEGINNING at an iron pin at the Southwestern corner of the intersection of Andrews Street (formerly Poplar Street (Avenue)) and a 20 foot alley, which iron pin is located 208 feet, more or less, in a Southeasterly direction from the Southerly edge of the right of way for Easley Bridge Road (240 feet, more or less, from the center line of Easley Bridge Road) and running thence with the Southerly side of said Andrews Street (formerly Poplar Street (Avenue)) S. 40-0 E. 200 feet to an iron pin; thence S. 38-27 W. 210 feet to an iron pin; thence N. 40-0 W. 200 feet to an iron pin on the Southerly side of a 20 foot alley; thence with the Southerly side of said 20 foot alley N. 34-0 E. 75.2 feet to an iron pin; thence continuing with the Southerly side of said alley N. 41-0 E. 135 feet to the point of beginning.

This conveyance is subject to all restrictions, set back lines, roadways, easements and rights of way of record, if any, affecting the above described property.

As part of the consideration, the grantee herein assumes and agrees to pay:

(1) Mortgage of William P. and Martha C. Anderson to Peoples National Bank, dated November 1, 1967, and recorded in the R. M. C. Office for Greenville County, S. C., in Mortgage Book 1075 at page 183, and

(2) Mortgage of William P. and Martha C. Anderson to The Peoples National Bank, Greenville, South Carolina, dated September 12, 1968, and recorded in the R. M. C. Office for Greenville County, South Carolina, in Mortgage Book 1103 at page 43. The above mentioned mortgages have an approximate balance of \$23,692.64.

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)' heirs or successors and assigns, forever. And the grantor(s) do(es) hereby bind the grantor(s) and the grantor(s)' heirs or successors, executors and administrators to warrant and fully defend all and singular said premises unto the grantee(s) and the grantee(s)' heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor(s) hand(s) and seal(s) this 29th day of February, 1972.

SIGNED, sealed and delivered in the presence of:

*William P. Anderson* (SEAL)  
William P. Anderson  
*Martha C. Anderson* (SEAL)  
Martha C. Anderson  
*Carroll Pickney* (SEAL)  
*B.D. Ryan* (SEAL)

STATE OF ~~NORTH~~ SOUTH CAROLINA }  
COUNTY OF ~~Greenville~~ Greenville }  
PROBATE  
Personally appeared the undersigned witness and made oath that (she) saw the within named grantor(s) sign, seal and as the grantor(s) act and deed deliver the within deed and that (she), with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 29 day of February, 1972.  
*Carroll A. Pickney* (SEAL)  
Carroll A. Pickney  
Notary Public for North Carolina  
My Commission Expires: August 21, 1975

STATE OF ~~SOUTH~~ NORTH CAROLINA }  
COUNTY OF ~~Greenville~~ Greenville }  
RENUNCIATION OF DOWER  
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 grantor(s) and the grantor(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  
29 day of February, 1972.  
*Martha C. Anderson* (SEAL)  
Martha C. Anderson  
Notary Public for South Carolina  
My Commission Expires: August 21, 1975

RECORDED this 7th day of March 1972 at 1:50 P. M. No. 23922

