

MAY 15 4 26 PM '72

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TITLE TO REAL ESTATE - Prepared by Julius B. Allen, Attorney at Law, Greenville, S. C.

OLLIE FARNSWORTH
STATE OF SOUTH CAROLINA } R. M. C.
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that I, Walter C. Bowers, of the County and State aforesaid,

in consideration of One and No/100 (\$1.00) love and affection-----Dollars,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release all my right, title, and interest in and to the following described property, to Earlene Clark Bowers, her heirs and assigns forever;

All that certain piece, parcel, or lot of land with the building and improvements thereon, situate, lying and being on the Northeast side of Edgewood Drive, near the City of Greenville, S.C., being shown as Lot No. 1 on plat of property of B.R. O'Neill, prepared by C.C. Jones & Associates, Engineers, dated March, 1955, recorded in the R.M.C. Office for Greenville County, S.C., in Plat Book JJ, Page 166, and being more particularly shown on plat of property of Ruey E. Bowers and Earline C. Bowers, dated October 6, 1956, prepared by C.C. Jones & Associates, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Northeast side of Edgewood Drive, at the joint front corner of Lots 1 and 2, which iron pin is 631 feet from the intersection of Edgewood Drive and Mills Ave., and running thence along the joint line of Lots 1 and 2, N. 47-23 E. 167.4 feet to an iron pin, joint rear corner of said lots; thence turning and running N. 34-34 W. 8.9 feet to an iron pin; thence N. 50-29 W. 61.1 feet to an iron pin on the Southeast side of an unnamed 20 foot street; thence along the Southeast side of said unnamed 20 foot street, S. 45-14 W. 176.2 feet to an iron pin on the Northeast side of Edgewood Drive; thence along the Northeast side of Edgewood Drive, S. 56-49 E. 65 feet to the point of beginning.

This is the same property conveyed to Ruey E. Bowers and Earline C. Bowers, by deed dated October 10th, 1956, recorded in the R.M.C. Office for Greenville County, in Deed Book 563, page 148, the said Ruey E. Bowers having died intestate on April 30th, 1970, leaving as his sole heirs and distributees, Earlene C. Bowers, his widow, and three sons, Walter C. Bowers, Eugene W. Bowers and Wayne F. Bowers, and being seized and possessed of a one-half interest in the above described property. Said estate has been administered as will appear by the records of the Probate Court for Greenville County in Apt. 1127, File 12, and the grantor is desirous of investing Earlene C. Bowers with 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 1st day of May, 1972.

SIGNED, sealed and delivered in the presence of:

Walter C. Bowers (SEAL)

Alice Lamm (SEAL)

Julius B. Allen Jr. (SEAL)

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

PROBATE

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 deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 1st day of May, 1972.

Alice Lamm (SEAL)
Notary Public for South Carolina.

Julius B. Allen Jr.

My commission expires: 3-9-81

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER -GRANTOR UNMARRIED

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

day of 19

Notary Public for South Carolina.

RECORDED this 15th day of May, 1972, at 4:26 P. M., No. 31034

255-104-2-34