

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.

KNOW ALL MEN BY THESE PRESENTS, that **Bertha E. Batson** J. 5 4 31 PM '72

ELIZABETH RIDDLE
R.M.C.

in consideration of **One and no/100ths (\$1.00)** ----- 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 **Mildred Elizabeth Nixon, her heirs and assigns forever:**

ALL of that lot of land in the State of South Carolina, County of Greenville, being shown as a part of Lot 22 on plat of Newlands, recorded in the RMC Office for Greenville County in Plat Book C at page 199 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Blue Ridge Drive at the rear corner of Lot 23 and running thence S 11-18 E 100 feet to an iron pin at the rear corner of lots 24 and 25; thence S 86-42 W 50 feet to an iron pin; thence N 11-18 W 100 feet to an iron pin on the southern side of Blue Ridge Drive; thence with said Drive N 86-42 E 50 feet to the point of beginning.

THIS is the same property conveyed to Bertha E. Batson in Deed Book 144 at Page 183 and by Bertha E. Batson to J. H. Batson for life and at his death the remainder to Mildred Elizabeth Nixon as will appear in Deed Book 627 at Page 110. In Deed Book 627 at Page 110 said conveyance was made subject to the provisions of a will executed by Bertha E. Batson dated June 15, 1959, which automatically placed a cloud upon the marketability of said title. J. H. Batson died July 31, 1971, as will appear in Apt. 1190, File 7. The purpose of this deed is to convey the full title to the grantee and eliminate any provisions which might be contained in the grantor's will so that the grantee shall have a fee simple marketable title.

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 **30th** day of **June**, **1972**.

SIGNED, sealed and delivered in the presence of:

Bertha E. Batson (SEAL)
Bertha E. Batson (SEAL)

(SEAL)
(SEAL)

Edgar L. Rodgers Jr.
Edgar L. Rodgers

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

SWORN to before me this **30th** day of **June**, **1972**.

Edgar L. Rodgers (SEAL)
Notary Public for South Carolina.

Edgar L. Rodgers Jr.

My Commission Expires **January 2 - 1978**

STATE OF SOUTH CAROLINA
COUNTY OF

RENUNCIATION OF DOWER Woman Grantor

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 _____

(SEAL)
Notary Public for South Carolina.

RECORDED this **5th** day of **July**, **1972** at **4:11** P. M., No # **122**

235-168-2-44

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