

TITLE TO REAL ESTATE-Proprietors of GREENVILLE CO. S. C. STEPHENSON & JOHNSON, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
SEP 6 4 57 PM '72
ELIZABETH RIDDLE
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that FREDERICK D. SHEPHERD, JR. and SHERRILL R. SHEPHERD

in consideration of Twenty-One Thousand Five Hundred and no/100 (\$21,500.00) ----- 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 JAMES ROBERT STOUT and EDNA A. STOUT, their heirs and assigns forever:

All that certain piece, parcel or lot of land with the buildings and improvements thereon, lying and being on the northeasterly side of Watkins Road, near the City of Greenville, State of South Carolina, being known and designated as Lot No. 1 on an unrecorded plat of Joe E. Hawkins property, and a small triangular portion of property formerly owned by Mary Eva Rector and Carlos A. Rector; and having, according to a more recent survey entitled "Property of James Robert Stout," dated August 31, 1972, as recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat-Book 4-U, page 90, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northeasterly side of Watkins Road, said iron pin being 235.4 feet from the intersection of Watkins Road and Derwood Lane; and running thence N. 81-03 E. 219 feet to an iron pin; and running thence S. 29-26 E. 120 feet to an iron pin, turning and running thence S. 83-27 W. 222.7 feet to an iron pin on the northeasterly side of Watkins Road; running thence with the northeasterly side of Watkins Road, N. 29-26 W. 110 feet to an iron pin to the point of beginning.

For deed into Grantors, see Deed Book 804, at page 304; and Deed Book 804, at page 311. This conveyance is subject to all setback lines, roadways, easements, and rights-of-way affecting the above described property.

GRANTEES to pay 1972 taxes.



Greenville County
Stamps
Paid \$ 2365
Act No. 380 Sec. 1

4309

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 5th day of September, 1972.

SIGNED, sealed and delivered in the presence of:

Rosemary S. Watkins
Robert C. Wilson, Jr.

Frederick D. Shepherd (SEAL)
Sherrill R. Shepherd (SEAL)
Sherrill R. Shepherd (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 5th day of September 1972.

Robert C. Wilson, Jr. (SEAL)
Notary Public for South Carolina.

Rosemary S. Watkins

My commission expires: March 15, 1982.

STATE OF SOUTH CAROLINA
COUNTY OF 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 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, in and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this 5th day of September, 1972.

Robert C. Wilson, Jr. (SEAL)
Notary Public for South Carolina.

Sherrill R. Shepherd

My commission expires: March 15, 1982.

RECORDED this 6th day of September 1972 at 4:57 P.M. No. 7080

308-58.3-1-2.2