

TITLE TO REAL ESTATE - Prepared by **WILLIAM J. BOUTON**, Attorney at Law, Greenville, S. C.

FILED
FEB 23 4 57 PM '73
DONNIE S. TAMMERSLEY
R.M.C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that **C. OSWALD DUCK, JR., SAMUEL H. DUCK, VADA B. DUCK, PATTERSON DUCK AND RICHARD DUCK**

in consideration of **DIVISION OF ESTATE OF HORTENSE DUCK** ~~XXXX~~
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto **ELAINE DUCK AND HENRY DUCK, THEIR HEIRS AND ASSIGNS:**

ALL our undivided interest in and to that certain piece, parcel or lot of land situate, lying and being in Bates Township, Greenville County, South Carolina, shown on a plat of property of T. H. McGowan, prepared on July 8, 1963, by Terry T. Dill, Registered Surveyor, containing 9.33 acres, more or less, and having according to said plat the following courses and distances to wit:

BEGINNING at an iron pin at the intersection of S. C. Highway No. 290 (formerly No. 415) and a county road, and running thence along the center of said Highway S. 51-00 E. 135 feet to a pin; thence still along said Highway S. 60-45 E. 178 feet to a pin; thence S. 14-30 W. 1150 feet to an iron pin; thence N. 75-30 W. 351.6 feet to a pin in the center of said county road; thence along said Road N. 11-00 E. 327.4 feet to a pin; thence still along said Road N. 20-00 E. 610.5 feet to a pin; thence along said Road N. 18-00 E. 317.9 feet to the point of beginning.

THIS being the same property conveyed to Hortense Duck by a certain deed recorded in the RMC Office for Greenville County in Deed Book 733 at Page 265.

THIS conveyance is made subject to any and all restrictions or easements that may appear of record, on the recorded plat or on the premises.

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 forever 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 26th day of February 1971.

SIGNED, sealed and delivered in the presence of:
William J. Bouton
Linda C. Brewster

C. Oswald Duck Jr. (SEAL)
Samuel H. Duck (SEAL)
Vada B. Duck (SEAL)
Patterson Duck (SEAL)
Richard Duck (SEAL)

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }
Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) sign, seal and as the grantor(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 26th day of February 1971.
Linda C. Brewster (SEAL)
Notary Public for South Carolina
My Commission expires February 18, 1980

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)' 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 26th day of February 1971.
William J. Bouton (SEAL)
Claudia M. Duck
Beatrice W. Duck
Notary Public for South Carolina
My Commission expires December 11, 1979

RECORDED this _____ day of _____ 19____ at _____ M. N. *Annice L. Dora*
Deed Recorded February 23, 1973 at 4:57 P. M., # 23886
502.2-1-14.3

1-355-502.2-1-14.3