

FILED

TITLE TO REAL ESTATE- Prepared by CLARENCE E. CLAY, Notary at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

APR 12 2 37 PM '73  
DONNIE S. TANKERSLEY  
R.H.C.

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KNOW ALL MEN BY THESE PRESENTS, that I, James David Coster

In consideration of Eleven Hundred (\$1,100.00) & no/100----- 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 Shelby Gene Joines, and his heirs and assigns, forever:

All that piece, parcel or lot of land in Greenville County, State of South Carolina, on Groce Meadow Road, and shown on plat prepared by C. O. Riddle, Reg. L. S., as Property of James David Coster, dated September 1972, and being described according to said plat by the following metes and bounds, to-wit:

BEGINNING at a railroad spike in Groce Meadow Road, which said spike is 300 feet from Few's Bridge Road, and running thence N. 11-31 E. with line of property of Eetty Banks, 290.6 feet to old iron pin; thence with other property of grantor, S. 31-05 E. 12 feet; thence S. 73-10 E. 258.8 feet to old iron pin and stone; thence S. 59-34 W. 135.7 feet to old iron pin and stone; thence with Barbare line, S. 9-20 W. 128.35 feet to old iron pin; thence S. 2-44 E. 79.75 feet to center of Groce Meadow Road; thence N. 76-37 W. 182.3 feet to the point of beginning, and containing, according to said plat, 1.28 acres.

See Plat Book 4 U, page 104.

This conveyance is made subject to rights-of-way, easements, and public roads reserved on plats and other instruments of public record and actually existing on the ground affecting said property, and to so much of said above described property as lies within the right-of-way of Groce Meadow Road.

And being the same property conveyed to grantor herein by deed of Ellie Smith Vaughn dated September 12th, 1972, and recorded in Deed Book 955, Page 40, RMC Office for Greenville County. - 355 - 641.2 - 1 - 45.2



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 11th day of April 19 73.

SIGNED, sealed and delivered in the presence of:

James David Coster (SEAL)

Cheryl S. Wyatt (SEAL)

Clarence E. Clay (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 11th day of April 1973.

Clarence E. Clay (SEAL)  
Notary Public for South Carolina.  
My commission expires 9-17-79

Cheryl S. Wyatt

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 of, in and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this

11th day of April 19 73  
Clarence E. Clay (SEAL)  
Notary Public for South Carolina.  
My commission expires 9-17-79

Janice Powell Coster

RECORDED this 12th day of April 19 73, at 2:37 P. M., No. #29028

641.2-1-45.2