

TITLE TO REAL ESTATE—Office of Clarence E. Clay, Attorney at Law, Greenville, S. C.

VOL 981 PAGE 114

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

FILED  
GREENVILLE, S. C.  
DEC 21 10 28 PM '73  
CONNIE S. STAMERSLEY  
S.M.C.

KNOW ALL MEN BY THESE PRESENTS, that I, Clarence E. Clay

in consideration of Three Thousand (\$3,000.00) & no/100----- Dollars,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s), the receipt of which is hereby acknowledged, have granted, bargained, sold and released, by these presents do grant, bargain, sell and release unto James A. Mauldin, and his heirs and assigns, forever:

All that piece, parcel or tract of land in Greenville County, State of South Carolina, and shown on plat of Fletcher Pinson Estate, made by Webb Surveying & Mapping Co., Feb. 1967, as Tract No. 4 thereof, containing 9.9 acres, more or less, and being more particularly described according to said plat, as follows:

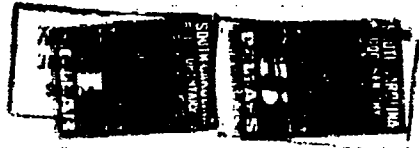
BEGINNING at the joint front corner of Tracts 3 and 4, and running thence with the line of Tract 3, N. 30-24 E. 1840 feet to the Enoree River; thence with said River, S. 49-14 E. 253 feet to Tract 5; thence with line of Tract 5, S. 30-24 W. 1806.3 feet to Circle Road; thence with Circle Road, S. 89-03 W. 81 feet; thence N. 29-20 E. 45.3 feet; thence N. 57-00 W. 179 feet to the point of beginning.

- 137-549.1-15.4

A right of way easement of fifteen foot width, as is shown on the plat, exists for ingress and egress to Tract 3 from and to Circle Road, and is across the front of the property herein conveyed.

See Plat Book PPP, page 145.

This is the identical property conveyed to the grantor herein by John Floyd Pinson and Irma Leatherwood Pinson dated August 15, 1967, and recorded in Book 827, Page 331, RMC Office for Greenville County.



Greenville County  
Stamps  
Paid \$ 230  
Act No. 350 Sec. 1

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 12<sup>th</sup> day of December, 1973.

SIGNED, sealed and delivered in the presence of:

*Linda J. Myers*  
*Royal R. Ruffo*

*Clarence E. Clay*

(SEAL)  
(SEAL)  
(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 12<sup>th</sup> day of December, 1973.

*Royal Ruffo*  
Notary Public for South Carolina  
My commission expires 8-18-74

(SEAL)

*Linda J. Myers*

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 grantor(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, singular the premises within mentioned and released.

GIVEN under my hand and seal this 12 day of December, 1973.

*Mary A. Pellegrini*

(SEAL)

*Clarence E. Clay*

Notary Public for South Carolina My Commission Expires March 28, 1974  
My commission expires

RECORDED this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_, at \_\_\_\_\_ M., No. 415124