

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

GREENVILLE CO. S. C.

VOL 998 PAGE 566

KNOW ALL MEN BY THESE PRESENTS, that James D. McCoy and Cynthia H. McCoy

in consideration of Seven Thousand Seven Hundred Fifty Five and 31/100 (\$7,755.31) 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 Eleanor O. Gibson, her heirs and assigns, forever:

ALL those pieces, parcels or lots of land in O'Neal Township, Greenville County, South Carolina on the southeastern side of Mount Lebanon Road, being shown and designated as Lots 1, 2, and 3 on a plat of the property of Joe K. Smith made by G. A. Wolfe, R.L.S. dated September 7, 1963 and recorded in the RMC Office for Greenville County, S.C. in Plat Book GGG, page 255 and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point in the middle of Mount Lebanon Road at the corner of property now or formerly belonging to D. Hasten Derrick and running thence with the Derrick line, S. 82-53 E. 302.9 feet to an iron pin; thence S. 6-24 W. 802.7 feet to an iron pin; thence N. 82-35 W. 241.2 feet to an iron pin; thence N. 5-52 E. 61.4 feet to an iron pin; thence N. 15-53 E. 227.8 feet to an iron pin and thence S. 85-29 E. 195.2 feet to an iron pin in the center of Mount Lebanon Road; thence with the center line of Mount Lebanon Road, 531.2 feet in a northeasterly direction to the point of beginning.

The above described property contains 5.7 acres more or less.

The above property is the same property conveyed to the Grantors by deed of Joe K. Smith and Margaret G. Smith recorded in the RMC Office for Greenville County, S.C. in Deed Book 868, page 39 and is hereby conveyed subject to the rights of way, easements, conditions, public roads and restrictive covenants reserved on plats and other instruments of public record and actually existing on the grounds affecting said property and to the rights of the general public in so much of the above described property as lies within the road right of way of Mount Lebanon Road, a public road.

The Grantee agrees and assumes to pay Greenville County property taxes for the tax year 1974 and subsequent years.



together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any way connected or appertaining; to have and to hold all and singular the premises before mentioned unto the grantees, and the grantees' 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 grantees and the grantees' heirs or successors and assigns against the grantor(s) and the grantor'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 7 day of May 19 74.

James D. McCoy (SEAL)
Cynthia H. McCoy (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 written deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 7 day of May 19 74

Bandra J. Clary (SEAL)
Notary Public for South Carolina
My commission expires: 1/12/81

Jack H. Mitchell

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
RENUNCIATION OF DOWER

I, the under-signed Notary Public, do hereby certify unto all whom it may concern, that the under-signed wife (wivest) 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 7 day of May 19 74.

Bandra J. Clary (SEAL)
Notary Public for South Carolina
My commission expires: 1/12/81

Cynthia H. McCoy

RECORDED this day of MAY 9 1974 M. No. 28302

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