

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

2 53 PM
RECORDED

KNOW ALL MEN BY THESE PRESENTS, that I, Ernestine Phillips Smith

in consideration of Thirteen Thousand, Five Hundred and No/100---(\$13,500.00)----- 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 C. Watkins, his heirs and assigns forever:

ALL that piece, parcel or tract of land situate, lying and being in Greenville County, South Carolina, on the northwesterly side of Flicker Drive, containing 2.53 acres, and having, according to a plat of the property prepared by C. O. Riddle, dated December, 1966, and recorded in the RMC Office for Greenville County in Plat Book 000 at Page 81, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwesterly side of Flicker Drive at the joint front corner of the property herein conveyed and other property of Grantors and running thence with the common line of said property N. 46-00 W. 512.8 feet to an iron pin in the line of property now or formerly of Rafor H. Hall; thence with the Hall line S. 45-49 W. 230 feet to an iron pin; thence S. 46-00 E. 463.6 feet to an iron pin on the northwesterly side of Flicker Drive; thence with said Drive the following courses and distances: N. 46-15 E. 55.5 feet; N. 57-24 E. 55.5 feet; and N. 62-59 E. 127.4 feet to the point of beginning. - 273-P34-1-18.4

This conveyance is subject to all restrictions, setback lines, roadways, zoning ordinances, easements and rights-of-way appearing on the property and/or of record.

This being the identical property conveyed to the Grantor herein by deed of E. D. Harrell, et. al., dated December 31, 1966 and recorded March 14, 1967, in Deed Book 815 at page 369 and also by corrective deed from E. Allen Harrison dated September 1, 1967, and *

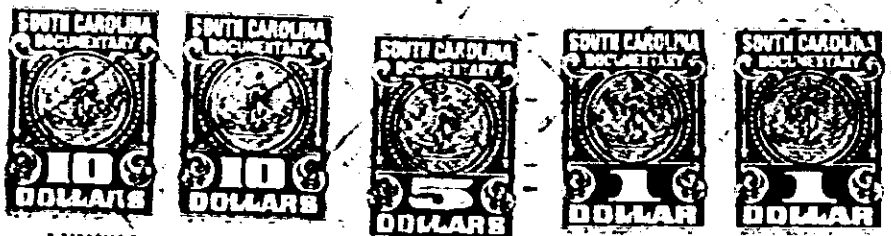
together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining, to have and to hold all and singular the premises before mentioned unto the grantee(s), and the grantee(s)'s heirs or successors and assigns forever. 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 (see below)

WITNESS the grantor's(s) hand(s) and seal(s) this 10 day of May 19 74

SIGNED, sealed and delivered in the presence of:

Ernestine Phillips Smith (SEAL)
Ernestine Phillips Smith

Kathryn R. Dickinson
William B. Long, Jr.



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)'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 10 day of May 19 74

Kathryn R. Dickinson (SEAL)
Notary Public for South Carolina.

William B. Long, Jr.

*recorded that same date in Greenville County Deed Book 827 at Page 403.

My Commission Expires 3/15/82

STATE OF SOUTH CAROLINA }
COUNTY OF _____ }

RENUNCIATION OF DOWER None Necessary-Woman Grantor

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 _____ day of _____ 19 _____

(SEAL)
Notary Public for South Carolina.

My Commission Expires _____

14.85

RECORDED this _____ day of MAY 10 1974 _____ at _____ M., No. 28507

4328 RV-2