

State of South Carolina

**TITLE TO REAL ESTATE**

GREENVILLE COUNTY

GREENVILLE CO. S.C.

Know All Men by These Presents:

That I, Robert B. Smith, hereafter referred to as Grantor, in consideration of ~~the~~ love and affection for my son, ~~and before the sealing of these presents, the receipt whereof is hereby acknowledged,~~ Sam Edward Smith, hereafter referred to as Grantee, ~~at and before the sealing of~~ sell and release unto the said Grantee, Sam Edward Smith, the following-described property:

ALL that certain piece, parcel or lot of land situate, lying and being in Austin Township, County of Greenville, State of South Carolina, and being known and designated as 1.06 acres, more or less, as shown on plat of property of Sam Edward Smith, prepared by T. H. Walker, Jr., Registered L.S. 3182, dated October 12, 1974, recorded in the office of the R.M.C. for Greenville County in Plat Book 51, page 102, and having according to said plat the following metes and bounds:

BEGINNING at an iron pin at the joint corner of properties now or formerly of Lenord Ray Smith and Susie P. Cureton and running thence along line of property of Lenord Ray Smith, N. 59-07 E. 253.3 feet to an iron pin in line of property of Robert B. Smith; thence along the joint line of property of Robert B. Smith, N. 0-03 E. 200.5 feet to an iron pin in line of property of Robert B. Smith; thence S. 59-07 W. 241.65 feet; thence S. 59-07 W. 11.45 feet to a point in line of property of Susie P. Cureton; thence along said Cureton line, S. 0-03 W. 200.5 feet, more or less, to the point of beginning. *N 11.2 - 1-11.6*

Together with the non-exclusive right of ingress and egress over the following described strip of property now owned by grantor, which property is to be used for a roadway leading into the county road shown on said plat: *120-5000 W. 11.2-1-11*

BEGINNING at the joint corner of the above-described property and properties of Susie P. Cureton and grantor and running thence along the joint line of the Cureton property N. 0-03 E. 245.6 feet, more or less, to a stone and iron pin on the Southeast side of said county road; thence along the southeast side of said county road, N. 60-52 E. 11.45 feet to an iron pin; thence along the joint line of property of Robert B. Smith S. 0-03 W. 246.0 feet to an iron pin in line of the above-described property; thence along the line of the above-described property S. 59-07 W. 11.45 feet to the point of beginning. Being a portion of property conveyed to grantor by S.A. Cureton 2/21/47. See Deed Book 307, page 428.

TOGETHER with all and singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining;  
TO HAVE AND TO HOLD all and singular the said premises before mentioned unto the Grantee and Grantee's Heirs/Successors and Assigns forever. AND Grantor does hereby bind Grantor and Grantor's Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto Grantee and Grantee's Heirs/Successors and Assigns against Grantor and Grantor's Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the hand and seal of Grantor this 31st day of October, 1974.

Signed, Sealed and Delivered in the Presence of

Patricia A. Payne  
Genevieve L. Payne

Robert B. Smith (Seal)  
Robert B. Smith (Seal)  
(Seal)  
(Seal)  
Grantor

STATE OF SOUTH CAROLINA,  
GREENVILLE COUNTY

Personally appeared before me the undersigned witness and made oath that he saw Grantor sign, seal and as Grantor's act and deed deliver the written deed and that said witness together with the other witness whose name is also above subscribed witnessed the execution of the within deed by Grantor.

Sworn to before me this 31st day of October, 1974

Genevieve L. Payne (Seal)  
Notary Public for South Carolina

My Commission expires 10/19, 1980

STATE OF SOUTH CAROLINA,  
GREENVILLE COUNTY

RENUNCIATION OF DOWER *N/A*

I, the undersigned Notary Public, do hereby certify

unto all whom it may concern, that Mrs. \_\_\_\_\_ wife of the within named Grantor did this day appear before me, and 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 or persons whatsoever, renounce, release, and forever relinquish unto Grantee and Grantee's Heirs/Successors and Assigns, all her interest and estate, and also all her right and claim of Dower of, in or to all and singular the premises above described.

GIVEN under my hand and seal this

\_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_

\_\_\_\_\_(Seal)  
Notary Public for South Carolina

My Commission expires \_\_\_\_\_, 19\_\_\_\_

Recorded this \_\_\_\_\_ day of NOV 7 1974 19\_\_\_\_, at \_\_\_\_\_ P. M., No. 11888

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