

State of South Carolina TITLE TO REAL ESTATE
GREENVILLE COUNTY Known All Men by These Presents:

This PRAYLO C. BAYNE of the County of Greenville, State of South Carolina, in consideration of the sum of TEN AND NO/100 (\$10.00) DOLLARS, paid to Grantor by C. RAY BAYNE and Love and Affection, these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the said Grantee, his Heirs and Assigns, forever:

ALL that piece, parcel or lot of land in the County of Greenville, State of South Carolina, lying and being on S. C. Highway 11, and having, according to a plat made by Thomas D. Lindsey, approved by Thurl M. Anick, R.L.S., entitled "Property of C. Ray Bayne", made April 15, 1974, the following metes and bounds, to-wit:

BEGINNING at an iron pin at joint corner with property of the Grantor and running thence S. 54-10 W. 220 feet to an iron pin; thence continuing with the joint line of property of the Grantor N. 12-43 W. 400 feet to an iron pin; thence still with the joint line of the Grantor N. 54-10 E. 220 feet to an iron pin; thence still with the joint line of the Grantor S. 12-43 E. 400 feet to an iron pin, the point of beginning, and containing 2.02 acres.

TOGETHER with an easement and/or right-of-way from Highway 11, such easement being a 20 foot access easement and being described as follows:

BEGINNING at a point on the North side of Highway 11 and running thence N. 6-00 W. 380 feet to a point in the line of property hereinabove conveyed, which point is N. 54-10 E. 48.5 feet from an iron pin; thence N. 54-10 W. 23.1 feet to a point; thence S. 6-00 E. 392 feet to a point on the North side of Highway 11; thence with the North side of S. C. Highway 11 in a Westerly direction 20 feet, more or less, to the point of beginning.

The above described property and the easement described herein is a portion of that property shown on the Tax Maps of Greenville County as Sheet 662.07, Block 1, Lot 1, and is a portion of that property conveyed to Praylo C. Bayne, the Grantor, and Eunice M. Bayne. The said Eunice M. Bayne died testate in Greenville County, South Carolina, willing, devising and bequeathing her interest in this property to the Grantor as will appear in the Probate Court for Greenville County in Apt. 1211, File 6.

-355-662.7-1-1.3
OUT OF 662.7-1-1

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 Successors/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 7th day of February, 1975.

Signed, Sealed and Delivered in the Presence of
Praylo C. Bayne (Seal)
J. M. Price (Seal)
Margaret A. Gallant (Seal)
Grantor

STATE OF SOUTH CAROLINA,
GREENVILLE COUNTY

Personally appeared before me the undersigned witness and made oath that he saw Grantor or the Grantor by its duly authorized officer(s) 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 7th day of February 1975
J. M. Price (Seal) Notary Public for South Carolina
Margaret A. Gallant (Seal)

My Commission expires ~~January 1, 1977~~ 6-10-80.

STATE OF SOUTH CAROLINA,
GREENVILLE COUNTY

GRANTOR A WIDOWER

RENUNCIATION OF DOWER

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 whomsoever, 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 January 1, 197____

Recorded this _____ day of FEB 7 1975 at _____ 12:35 P.M., No. 18529

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