

TITLE TO REAL ESTATE John P. Mann, Attorney at Law Greenville, S.C.

1035-703

STATE OF SOUTH CAROLINA /  
COUNTY OF GREENVILLE \

MAY 4 9 22 AM '76  
DONNIE S. TANKERSLEY  
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that I, VIRGINIA B. MANN

in consideration of Eight Thousand Seventy Eight and 52/100 (\$8,078.52) 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 JULIUS A. BYRD, his heirs and assigns, forever:

All that piece, parcel or tract of land situate in the County of Greenville, State of South Carolina, in Saluda Township, on the western side of Terry Creek Road and containing 7.54 acres as shown on Plat of property of Virginia B. Mann, prepared by W.R. Williams, Jr., Eng., dated April 22, 1976, recorded in the RMC Office for Greenville County, S.C. in Plat Book 5-T, at Page 6, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at a nail and cap in the center of Terry Creek Road which point is 452.4 feet along Terry Creek Road in a northerly direction from the center line of Old U. S. Highway #25 with the intersection of Terry Creek Road, and running thence along the line of other property owned by Virginia B. Mann S. 60-02 W., 33 feet to an iron pin; thence S. 60-02 W. 309 feet to an iron pin; thence S. 60-02 W. to a point in the center of Terry Creek; thence along the center of Terry Creek as the line in a northerly direction, the traverse, courses and distances as shown on said plat being as follows: N. 22-51 W., 293.2 feet; N. 38-45 W. 105.2 feet; N. 10-24 W. 116 feet; N. 46-10 W., 121.3 feet; N. 3-41 E. 136 feet; N. 43-30 W. 247.8 feet; N. 3-17 W. 71.1 feet; and N. 41-51 E. 75.9 feet; thence leaving said Creek and running N. 57-00 E. 148 feet to an iron pin; thence N. 57-00 E., 33 feet to a nail and cap in the center of Terry Creek Road; thence along the center line of Terry Creek Road the following courses and distances: S. 43-44 E. 150 feet to a nail and cap; S. 39-42 E., 140 feet to a nail and cap; S. 39-42 E. 157 feet to a nail and cap; S. 27-56 E., 224.1 feet to a nail and cap; S. 26-45 E. 215.5 feet to a nail and cap; and S. 29-26 E., 200 feet to a nail and cap, the point of beginning.

This conveyance is subject to all restrictions, setback lines, roadways, zoning ordinances, easements and rights-of-way, if any, affecting the above described property.

This being a portion of the property conveyed to Grantor herein by deed of Nancy G. Brown, a/k/a Nancy M. Brown, recorded in the RMC Office for Greenville County, S.C. in Deed Book 813, at Page 447. The above 7.54 acre tract being from the tract on said deed containing 78.65 acres.

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 grantees, and the grantees' heirs or successors and assigns, forever. And the grantor doest hereby bind the grantor(s) and the grantor(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)' heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor(s)' hand(s) and seal(s) this 3rd day of May 19 76

SIGNED, sealed and delivered in the presence of

*Virginia B. Mann* (SEAL)

*John P. Mann*  
*John S. Henderson*

17.00  
Greenville County  
9.35

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)' 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 3rd day of May 19 76

*John P. Mann* (SEAL)  
Notary Public for South Carolina  
My commission expires: 5/19/79

*John S. Henderson*

STATE OF SOUTH CAROLINA /  
COUNTY OF GREENVILLE \

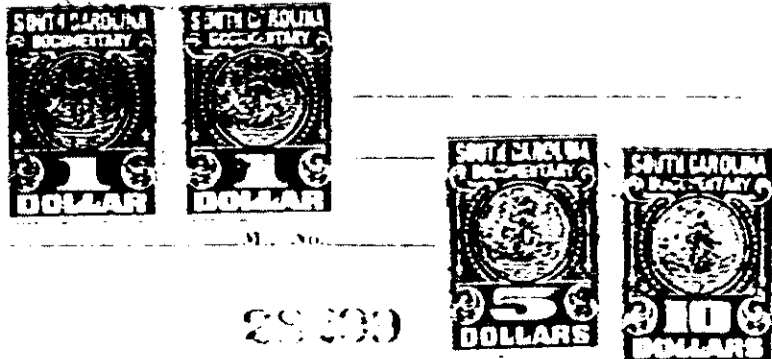
RENUNCIATION OF DOWER UNNECESSARY, WOMAN GRANTOR

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 grantor(s) and the grantor(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:

RECORDED this day of MAY 4 1976 at  
At 9:22 A.M.



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