

FILED  
GREENVILLE CO. S. C.

TITLE TO REAL ESTATE--Prepared by Wilkins & Wilkins, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

MAY 18 1 20 PM '76  
DUNNIE S. TANKERSLEY  
R.H.C.

via 1036 482

KNOW ALL MEN BY THESE PRESENTS, that ALICE M. ERSKINE

in consideration of One and 00/100-----(\$1.00)----- Dollars,  
and assumption of mortgage set forth below,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto PAUL EDWARD ERSKINE, his heirs and assigns, all my undivided one-half interest in and to the following property:

ALL that piece, parcel or tract of land in Highland Township, county of Greenville, state of South Carolina, located near Skyland School on the East side of Old Factory Road and being shown on plat of property made for Paul E. and Alice M. Erskine by John A. Simmons, Surveyor, dated May 3, 1968, and having the following metes and bounds, to-wit:

BEGINNING in the center of Old Factory Road at corner of Perry Wooten, iron pin set off 22 feet on the East side of road and running thence from center of said road, S. 89-45 E. 152 feet to an old iron pin; thence along Wooten, N. 13-30 E. 946.4 feet to an iron pin; thence N. 12-52 E. 722.7 feet along George Mills to old stone and iron pin; thence N. 83-12 W. 182.6 feet to old stone and iron pin; thence N. 5-47 E. 336.8 feet to an old iron pin on line of H. G. Pittman; thence S. 71-49 E. 577.4 feet to an iron pin at the corner of A. C. Few; thence along A. C. Few property, S. 13-30 W. 2213.1 feet to the center of a county road, iron pin set back on the North side of road at 36.6 feet; thence along the center of said county road N. 86-00 W. 388 feet to an old railroad spike in the center of Old Factory Road; thence along Old Factory Road N. 7-23 W. 200 feet and N. 3-15 W. 126.6 feet to the beginning corner, containing 20 acres, more or less. LESS HOWEVER, that certain 1.35 acres conveyed to Billy Alvin Jenkins & Sandy E. Jenkins by deed recorded in volume 929 at page 449.

This is a portion of the property conveyed to grantor and grantee by deed recorded in volume 844, page 27 on May 13, 1968 and is conveyed subject to any restrictions, reservations, zoning ordinances or easements that may appear of record, on the plat or on the premises.

As part of the consideration, the grantee agrees to assume that certain mortgage given to Bank of Greer dated June 6, 1975, recorded in volume 1341 at page 275 in the RMC Office for Greenville County, S. C., on which there is a present balance due of \$17,256.99.

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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.

WITNESS the grantor's(s) hand(s) and seal(s) this 18 day of May, 1976  
SIGNED, sealed and delivered in the presence of: Alice M. Erskine (SEAL)  
David J. Wilkins (SEAL)  
Nella G. Hill (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 18 day of May, 1976.  
David J. Wilkins (SEAL)  
Notary Public for South Carolina  
My commission expires: 1/1/82  
Nella G. Hill

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

GRANTOR - WOMAN  
RENUNCIATION OF DOWER

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: \_\_\_\_\_

RECORDED this \_\_\_\_\_ day of MAY 18, 1976, at 1:20 P. M., No. 20735

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