

STATE OF SOUTH CAROLINA)
) TITLE TO REAL ESTATE
COUNTY OF GREENVILLE)

VOL 1044 PAGE 181

WHEREAS, the real estate hereinafter described was conveyed to William Duncan by W. W. Jarrell and whereas William Duncan died testate on September 1, 1976 and whereas, William Duncan, by his Last Will and Testament, which was duly probated and filed in the Office of the Probate Court for Greenville County, South Carolina, in Apartment 1439, File Number 11, devised said property to Ruby Duncan; and

WHEREAS, Ruby Sue G. Duncan is the duly appointed executrix of the estate of William Duncan and is desirous of recording the devise of said property in the RMC Office for Greenville County; now therefore,

KNOW ALL MEN BY THESE PRESENTS, that Ruby Sue G. Duncan, in her capacity as executrix of the estate of William Duncan, deceased, in consideration of the premises, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto Ruby Sue G. Duncan, her heirs and assigns forever, the following described real property, to wit:

ALL that lot of land in Greenville Township, Greenville County, State of South Carolina, on the southern side of Cothran Street, near the City of Greenville, being shown as the eastern half of Lot No. 3, Block 9, Page 171 of the County Block Book and being more particularly described by metes and bounds as follows:

BEGINNING at a point on the southern side of Cothran Street at the corner of lot heretofore conveyed by W. W. Jarrell to William Ralph Jarrell and Lewellyn Jarrell and running thence with line of said lot, S. 23.5 W. 195 feet to an iron pin; thence S. 56.5 E. 50 feet to an iron pin at the rear corner of lot now formerly owned by Lily Rhodes; thence with line of Rhodes; lot, N. 23.5 E. 195 feet to an iron pin on Cothran Street; thence with southern side of Cothran Street, N. 51.5 W. 50 feet to the point of beginning.

DERIVATION: This is the same property conveyed to William Duncan by W. W. Jarrell by deed dated July 17, 1950 and recorded in the RMC Office for Greenville County in Deed Book 414, Page 169 and recorded on July 18, 1950.

- 235 - 171 - 9 - 3

TOGETHER with all and singular the rights, members, hereditaments, 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 and the grantee's heirs or successors and assigns forever.

WITNESS the grantor's hand and seal this 6th day of October, 1976

SIGNED, sealed and delivered in the presence of:

Wayne Erath Ruby Sue G. Duncan (SEAL)
(Ruby Sue G. Duncan)
Clyde N. Dainoff Executrix of the Est. of William Duncan

STATE OF SOUTH CAROLINA)
) PROBATE
COUNTY OF GREENVILLE)

Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor 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 6th day of October, 1976

Clyde N. Dainoff Wayne Erath
Notary Public for South Carolina

My Commission Expires 1-28-86.

9 Congress Street, Greenville, South Carolina 29609 9557
RECORDED 11 7 1976 at 10:05 A.M.

FILED
GREENVILLE CO. S. C.
OCT 7 10 05 AM '76
W. W. JARRELL

4328 (W. 2)