

Address of Grantee: 36 Siring Drive, Greenville, SC 29605

Prepared by WYCHE, BURGESS, FREEMAN & PARIHAM, P. A., Attorneys at Law, Greenville, S.C.

1071-705

State of South Carolina

GREENVILLE COUNTY

TITLE TO REAL ESTATE

Know All Men by These Presents:

I, Hamlin Beattie, hereafter referred to as Grantor, in consideration of the sum of Seven Thousand Seven Hundred Fifty (\$7,750.00) -----DOLLARS, paid to Grantor by Mary Frances Morgan hereafter referred to as Grantee, at and before the sealing of 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 Mary Frances Morgan, her heirs and assigns, forever:

ALL that lot of land in the County of Greenville, State of South Carolina, lying on the northern side of Southside Drive and south of Sunrise Drive, near the City of Greenville, being known and designated as Lot No. 24, on plat entitled Property of The Paris Mtn.-Caesar's Head Co., showing Caesar's Head, Section A, Development, dated October 9, 1924, prepared by R. E. Dalton, R.S., and recorded in the RMC Office for Greenville County, South Carolina, in Plat Book G, at Pages 122 and 123, being more fully described as follows:

BEGINNING at a point on Southside Drive, at the joint corner of Lot No. 26 and Lot No. 24, and running thence along Southside Drive S. 79-40 E. 100 feet to a point at the joint corner of Lots Nos. 24 and 10; thence turning and running N. 6-48 E. 128 feet to a point at the joint corner of Lots Nos. 24 and 8 and Lot 10; thence N. 86-15 W. 42.6 feet to a point; thence N. 70-27 W. 40 feet to a point; thence turning and running S. 14-50 W. 130 feet to the beginning corner.

Being one of the lots conveyed to grantor by Coggins Land Company by deed dated December 22, 1977, recorded in the office of the R.M.C. for Greenville County in Deed Book 1071, Page 378.

Being Lot 36 of Greenville County Tax Map #686.1, Sec. 4, Caesar's Head.

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

- 355-686-1-4-36

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 10th day of January, 1978.

Hamlin Beattie (Seal)

Signed, Sealed and Delivered in the Presence of

Witnesses: C. I. Wyche, C. H. Hall (Seal), Grantor (Seal)

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 10th day of January, 1978.

Notary Public for South Carolina (Seal)

My Commission expires Oct. 19, 1980.

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Lynne B. Beattie, 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 10th day of January, 1978.

Notary Public for South Carolina (Seal)

My Commission expires Dec. 5, 1979

Recorded this day of JAN 12 1978 At 10:46 A.M.

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