

MAR 15 2 34 PM '78

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FILE TO DONNIE S. TANKERSLEY, Notary Public, Greenville, S.C.

STATE OF SOUTH CAROLINA } WHEREAS, Joseph H. Tompkins died intestate on Sept. 16, 1963, leaving as his sole heirs and distributees his widow, Bertha D. Tompkins, and his son, Joseph Lemoyne Tompkins, and WHEREAS, Joseph Lemoyne Tompkins died intestate on January 9, 1978, leaving as his sole heirs and distributees, his daughter Betty Jo Tompkins and his son, Danny W. Tompkins, and WHEREAS, Bertha D. Tompkins is desirous of conveying her undivided one-half (1/2) interest to her grandchildren, Betty Jo Tompkins and Danny W. Tompkins, so that they will own the entire fee, NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS, I, Bertha D. Tompkins in consideration of One Dollar, love and affection for my grandchildren,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Betty Jo Tompkins and Danny W. Tompkins, their heirs and assigns forever, reserving, however, for myself, a life estate for and during the term of my natural life,

All that piece, parcel or lot of land, with the buildings and improvements thereon, situate, lying and being in Austin Township, Greenville County, State of South Carolina, lying and being situate on the Pelham Road about one mile in a northerly direction of the Town of Simpsonville, containing 30.13 acres, according to a plat made by W. J. Riddle on June 29, 1933, said lands being bounded on the North by Lethia Boldin, on the East by the said Lethia Boldin and S. J. Jenkins, on South by T. B. Wood, and on the West by the J. A. Martin Estate and the Farmers Bank, and being described by courses and distances as follows: BEGINNING at a stone on the Lethia Boldin land 564 feet from the Pelham Road and running thence S. 29-15 W. 178 feet to an iron pin; thence N. 85 E. 343 feet to an iron pin; thence S. 57 E. 601 feet to an iron pin; thence S. 30-30 W. 508 feet to an iron pin; thence N. 63-5 W. 828 feet to an iron pin; thence S. 30-10 W. 899 feet to an iron pin on road; thence along road N. 50 W. 120 feet to bend; thence continuing along said road N. 75-30 W. 473 feet to an iron pin on the Pelham Road; thence along Pelham Road N. 27-30 E. 452 feet to a bend; thence along said road N. 25 E. 469 feet to a bend; thence continuing along said road N. 33-45 E. 487 feet to an iron pin; thence N. 81-30 E. 564 feet to beginning corner.

This deed is made subject to any restrictions, easements, and rights-of-way that may appear of record and/or on the recorded plat and/or on the premises.

This is the same property inherited by the Grantor, Bertha D. Tompkins, from Joseph H. Tompkins, being a one-half (1/2) interest which will more fully appear with reference to Apartment 843 File 21 in the Records of the Probate Court for Greenville County, South Carolina.

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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 16th day of March 19 78

SIGNED, sealed and delivered in the presence of:

Bertha D. Tompkins (SEAL)

Margerie A. Hill
J. A. Martin

_____ (SEAL)

_____ (SEAL)

_____ (SEAL)

STATE OF SOUTH CAROLINA } PROBATE

COUNTY OF Greenville }

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 deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 16th day of March 1978

J. A. Martin (SEAL)

Margerie A. Hill

Notary Public for South Carolina.
My com. exp. 9-22-82

STATE OF SOUTH CAROLINA }

COUNTY OF _____ }

RENUNCIATION OF DOWER

Not necessary
Grantor a Woman

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, duress 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 _____

Notary Public for South Carolina. (SEAL)

RECORDED this _____ day of MAR 16 1978

2:34 P. M. 27160

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