

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

GRANTEE'S ADDRESS: Vol 1075, Page 792
Route 2
Simpsonville, S.C.
29681

FILED
GREENVILLE CO. S.C. QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that JAMES L. SNOW AND JAMES T. MILLER

DONNIE S. TANKERSLEY
R.M.C.

in consideration of ONE DOLLAR (\$1.00) ----- Dollars,

the receipt of which is hereby acknowledged, have/quitclaimed, granted, bargained, sold, and released, and by these presents do/quitclaim, grant, bargain, sell and release unto J. HAROLD DUNCAN, his heirs and assigns

ALL that certain piece, parcel or lot of land situate, lying and being in Greenville County, South Carolina and being a portion of that certain tract of land containing 3.80 acres more or less on plat of property of the Grantors prepared by C. O. Riddle, R.L.S. dated April 29, 1978, and recorded in Plat Book 6N at Page 17 and having the following metes and bounds, to-wit:

BEGINNING at an iron pin in the center of an unnamed dirt road at the northern most corner of said 3.80 acre tract as shown on the aforesaid plat and running thence along the center of said road S. 32-30 W. 30 feet to a point; thence leaving said road and running N. 64-45 W. approximately 185.65 feet to a point in the joint line of property of Grantors and Grantee; thence running along joint property line N. 20-15 E. 30 feet to an iron pin; thence along joint property line now or formerly of Vaughn S. 64-45 E. 185.65 feet to the point of beginning.

The purpose of this conveyance is in full settlement between the parties hereto in accordance with Order of Settlement and Dismissal duly consented to by all parties and executed by C. Victor Pyle, Jr. Judge, Greenville County Court on February 13, 1978, which is more fully shown by Judgment Roll filed in the Office of the Clerk of Court for Greenville County, South Carolina on February 15, 1978. This is a portion of that property heretofore conveyed to James L. Snow by deed of James W. Gwinn recorded in the R.M.C. Office for Greenville County in Deed Book 278, Page 388 on August 6, 1945. James T. Miller has an equitable interest in the aforesaid property in that he has entered into a Contract of Sale to purchase the 3.80 acre tract from James L. Snow.

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OUT OF 327-1-7

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.

WITNESS the grantor's(s) hand(s) and seal(s) this 16th day of March, 1978
SIGNED, sealed and delivered in the presence of:
James L. Snow (SEAL)
James T. Miller (SEAL)
Janet S. Nelson (SEAL)

GCTO
MR2378

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 16th day of March, 1978
Janet S. Nelson (SEAL)
Notary Public for South Carolina
My commission expires 11/22/81

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STATE OF SOUTH CAROLINA
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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 singular the premises within mentioned and released.

GIVEN under my hand and seal this 16th day of March, 1978
Janet S. Nelson (SEAL)
Notary Public for South Carolina

My commission expires
RECORDED this 23rd day of March, 1978, at 9:49 A.M., No. 27857

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