

Sylvia R. Duncan } 109 FINLEY AVE GREER SC 29651
STATE OF SOUTH CAROLINA }
title not exam by BTH }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that McElrath & Tucker, Inc.

in consideration of ---Five Thousand Three Hundred and NO/100--- (\$5,300.00) Dollars,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto
Sylvia R. Duncan and her heirs and assigns forever;

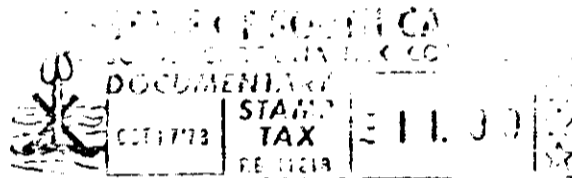
ALL that piece, parcel and lot of land, situate in the City of Greer, County of Greenville, State of South Carolina, and being the remaining portion of LOT NO. 1 as shown on plat of Property entitled "Property of Mrs. Fannie E. Drace" prepared by John A. Simmons, R.S., dated January 20, 1971, and amended, and having the following metes and bounds, to-wit:

BEGINNING on southern edge of Drace Avenue corner with Dan C. Boozer and runs thence with Boozer line, S. 7-48 W. 120.5 feet to iron pin; thence N. 82-12 W. 15.8 feet to new iron pin; thence S. 7-48 W. 48.9 feet to iron pin; thence as rear line N. 82-48 W. 74.2 feet to iron pin corner with Lot No. 2; thence as common line with Lot No. 2, N. 7-48 E. 170.4 feet to iron pin on southern edge of Drace Avenue; thence with said Avenue S. 81-58 E. 90 feet to beginning corner.

This conveyance is subject to all restrictions, setback lines, roadways, zoning ordinances easements and rights-of-way appearing on the property and/or of record.

This being the same property conveyed to grantor recorded in Deed Book 1088: Page 523 in the R.M.C. Office for Greenville County on September 25, 1978 by deed of Burlie S. Peeler, Jr., Administrator C.T.B. D.B.N. of Estate of Fannie Miller Drace.

-285-G22-14-1



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 9 day of October, 1978

SIGNED, sealed and delivered in the presence of:

Patricia E. Smith
Billy W. Hatcher

McElrath and Tucker, Inc. (SEAL)

BY *Clarence A. Tucker* President (SEAL)

BY *Frank McElrath* Secretary (SEAL)

(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 9 day of October 19

Billy W. Hatcher (SEAL)

Notary Public for South Carolina.

My commission expires 9-23-79

Patricia E. Smith

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER

"CORPORATION DEED"

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

day of 19

(SEAL)

Notary Public for South Carolina.

My commission expires

RECORDED this 17th day of October 19 78, at 9:03 A/ M., No. 12073

4328 RV-2