

STATE OF SOUTH CAROLINA } CO. S.
COUNTY OF GREENVILLE } 17

GRANTEE'S ADDRESS:
24 Arcadia Drive
Greenville, S. C.

TITLE TO REAL ESTATE

KNOW ALL MEN BY THESE PRESENTS, that I, John Alvin Templeton For True Consideration See Affidavit
Book 40 Page 669

in consideration of Ten and No/100---(\$10.00)---and other valuable consideration-----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 Seth L. Eckard and Vicki R. Echard, their heirs and assigns forever;

ALL that piece, parcel or lot of land in the County of Greenville, State of South Carolina, situate, lying and being on the eastern side of Arcadia Drive and being known and designated as Lot No. 15 according to a survey entitled "Property of Utopian Development Company" recorded in the RMC Office for Greenville County in Plat Book M at Page 13 and also being shown on a more recent survey prepared by A. C. Crouch, R.E., dated January 7, 1949, recorded in the RMC Office for Greenville County in Plat Book V at Page 29 and having, according to the more recent plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of Arcadia Drive in the center of a ten foot alley, joint corner of Lots 14 and 15 and running thence along the center of said alley as a line, N.60-49 E. 160 feet to an iron pin; thence continuing with the center of said alley, N.57-23 E. 134.8 feet to an iron pin in center of a two foot strip reserved for utility easements; running thence down the center of said strip, S.09-10 W. 120 feet to an iron pin, rear joint corner of Lots 15 and 16; running thence along joint line of said Lots, S.61-13 W. 230 feet to an iron pin in line of Arcadia Drive; thence along the eastern side of said Drive, N.25-48 W. 75 feet to the point of beginning.

-519-181-2-23

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 is the same property as that conveyed to S. Alvin Templeton by deed from William S. Couch recorded in the RMC Office for Greenville County in Deed Book 379 at Page 534 on April 22, 1949. S. Alvin Templeton died testate on December 17, 1977 and reference is made to the Estate File for Samuel Alvin Templeton on record in the Probate Court for Greenville County in Apartment 1494 at File 24.

FOR true consideration, see deed from Samuel Lee Templeton to the above named Grantees recorded in the RMC Office for Greenville County on October 30, 1978.

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) the 27 day of October 19 78.

SIGNED, sealed and delivered in the presence of:

Wilde M. Rouse (SEAL)

John Alvin Templeton (SEAL)
John Alvin Templeton

Susan St. Russell (SEAL)

CTD

~~NORTH CAROLINA~~

STATE OF SOUTH CAROLINA }
COUNTY OF Durham }
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 27 day of October 19 78.

Wilde M. Rouse (SEAL)
Notary Public for ~~South Carolina~~ North Carolina

Susan St. Russell

My Commission expires 11-13-79

~~NORTH CAROLINA~~

STATE OF SOUTH CAROLINA }
COUNTY OF }
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

day of October 27 19 78.

Wilde M. Rouse (SEAL)
Notary Public for ~~South Carolina~~ North Carolina

Jacquelyn C. Templeton

My commission expires 11-13-79

13429

RECORDED this OCT 30 1978 day of 181-2-23 at 4:17 P. M., NO.

4328 RV-2