

GREENVILLE CO. S.C.

TITLE TO REAL ESTATE

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STATE OF SOUTH CAROLINA

DONNIE S. TANKERSLEY R.M.C.

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COUNTY OF GREENVILLE  
117, Brushy Creek Rd, Greer, SC

KNOW ALL MEN BY THESE PRESENTS that Margarette L. Boyter Swank and Dennis Kelly Swank,

in consideration of One and no/100ths (\$1.00) - and other value 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 Richard Lewis McAbee and Catherine Elaine N. McAbee, their heirs and assigns, forever;

ALL that certain piece, parcel or lot of land and the improvements thereon, situate, lying and being in the State and County aforesaid, Chick Springs Township, about three miles southwest from Greer, S.C. lying on the eastern side of the Greer-Brushy Creek Road, being bounded on the east by lands of John Elmore, on the south by other lands of myself, and on the western side by the said road and other lands of myself, and being a part of the 47.35 acre tract conveyed to me by deed from the executors of the Last Will and Testament of Mrs. Willie Moore, deceased and having the following courses and distances, to-wit:

BEGINNING on a nail and stopper in the center of the said Greer-Brushy Creek Road, joint corner of John Elmore lands, and runs thence with the Elmore line, S. 5-45 E. 450 feet to an iron pin on the said line; thence a new line N. 57-12 W. 376.2 feet to a nail and stopper in the said Greer-Brushy Creek Road (iron pin back on line at 12.7 feet); thence with the said road N. 37-00 W. 122 feet to a nail and stopper; thence N. 49-00 E. 100 feet to a nail and stopper; thence N. 54-30 E. 100 feet to a nail and stopper in the center of the cross roads of the said Greer-Brushy Creek Road and the Suber Road; thence N. 60-45 E. 45.8 feet to the beginning corner, containing One and Sixty-Three One-Hundredths (1.63) acres, more or less. - 265-T-35-1-7.1 - 286-T-35-1-7.6

This being the identical property conveyed unto John T. Boyter and Edna T. Boyter by deed of W. A. Boyter and Kathleen Boyter dated May 24, 1952, recorded in Deed Book 456, at Page 519, in the R.M.C. Office for Greenville County, S.C.; Edna T. Boyter subsequently conveying her one-half interest in the property to John T. Boyter in Deed Book 902, at Page 445, aforesaid records. John T. Boyter died testate, leaving a life estate interest to Margarette L. Boyter Swank, with the remainder of the interest to Dennis Kelly Swank and John Michael Swank a minor (see Master's deed of even date herewith). Reference is invited to Apartment 1466, File 17 of Probate Court, for further information.

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) heirs or successors and assigns, forever. And the grantor(s) do(es) hereby bind the grantor(s) and the grantor(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) heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor(s) hand(s) and seal(s) this 9th day of March 1979

SIGNED, sealed and delivered in the presence of:

R. L. A. Dutt  
W. Dennis Chamberlain

Margarette L. Boyter Swank (SEAL)  
Margarette L. Boyter Swank  
Dennis Kelly Swank (SEAL)  
Dennis Kelly Swank

STATE OF SOUTH CAROLINA }  
COUNTY OF Greenville

PROBATE

I, the undersigned, Notary Public, do hereby certify 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 12th day of March 1979

W. Dennis Chamberlain (SEAL)  
Notary Public for South Carolina

R. L. A. Dutt

My Commission Expires

STATE OF SOUTH CAROLINA }  
COUNTY OF

RENUNCIATION OF DOWER NOT NECESSARY -

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 whatsoever, renounce, release and forever relinquish unto the grantor(s) and the grantee(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

2 day of 3 1979 (SEAL)  
Notary Public for South Carolina

My Commission Expires

RECORDED this day of MAR 12 1979 9:45

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