

TITLE TO REAL ESTATE PREPARED by E. Randolph Stone, Attorney at Law, 124 Broadus Avenue, Greenville, S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

Mailing Address:
Mettie Melree A. Smith
109 Givens Street
Fountain Inn, South Carolina, 29644

BOOK 1121 PAGE 03

KNOWN ALL MEN BY THESE PRESENTS that we, Peggy Marlene Sauve, Robert Steve Smith, Norma Angela Ponder and John Larry Smith,

in consideration of One and no/100-----(\$1.00)-----Dollars,
and by way of gift,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Mettie Melree A. Smith

ALL our right title and interest, the same being an undivided one-twelfth interest each, of, in and to the following:

ALL that certain piece, parcel or lot of land, situate, lying and being in the Town of Fountain Inn, County of Greenville, State of South Carolina, on the southwest side of Fairview Drive, and being shown as all of Lot 7 on plat of property of Blake P. Garrett, prepared by Piedmont Engineering Service, February 16, 1951, which plat is recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book Z, at Page 140, and having according to a recent survey and plat of the property of Robert M. Smith and Melrie M. Smith, prepared by Piedmont Engineering Service on August 18th, 1952, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwest side of Fairview Drive at the joint front corner of Lots 6 and 7, and which point is 475 feet northwest of the intersection of Fairview Drive with the northwest side of the Georgia Road; and running thence along the line of Lot 6, S. 26-23 W. 160.1 feet to an iron pin; thence N. 63-44 W. 75.03 feet to an iron pin at the rear corner of Lots 7 and 8; thence with the line of Lot 8, N. 26-23 E. 161.3 feet to an iron pin on the southwest side of Fairview Drive; thence with the southwest side of said Drive as the line, S. 63-37 E. 75.0 feet to the point of beginning, and being the same property conveyed by Raymond A. Cook to Robert M. Smith and Melrie M. Smith by a Deed dated March 8, 1973, and recorded on March 22, 1973, in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 970 at Page 561.

The Grantee's herein having acquired a one-twelfth interest each in said property as heirs-at-law of Robert M. Smith, deceased, who died intestate on December 29, 1979, as shown by the records in 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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns against the grantor(s) and the grantor's(s') heirs, successors and assigns 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 22nd day of February 1980.

SIGNED, sealed and delivered in the presence of:

E. Randolph Stone

Peggy Marlene Sauve (SEAL)
Peggy Marlene Sauve

Linda E. Bassman

Robert Steve Smith (SEAL)
Robert Steve Smith

Norma Angela Ponder (SEAL)
Norma Angela Ponder

John Larry Smith (SEAL)
John Larry Smith

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

SWORN to before me this 22nd day of February 1980.

E. Randolph Stone (SEAL)
Notary Public for South Carolina

Linda E. Bassman

My commission expires: 01-04-81

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE } 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, 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 22nd day of February 1980.
E. Randolph Stone (SEAL)
Notary Public for South Carolina

Norma Angela Ponder
John Larry Smith

My commission expires: 01-04-81

RECORDED this FEB 22 1980 day of _____ 19____ at 4:01 P.M., No. 25452

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