

TITLE TO REAL ESTATE prepared by McDonald and Cox, Attorneys at Law

STATE OF SOUTH CAROLINA } Grantee's address: 100 Happy Ave Box 1123 Pine 752
COUNTY OF GREENVILLE } Greenville, S.C.

KNOWN ALL MEN BY THESE PRESENTS, that Hugh Tinsley, individually and as Trustee for DeWitt T. Cox and Herman E. Cox

in consideration of Six Thousand and No/100ths (\$6,000.00)-----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 Lula W. Luster

ALL that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, now within the corporate limits of the City of Greenville, said lot being designated as Lot No. 56 of the subdivision of the property of L. A. Mills, known as Rutherford Park, and shown on plat thereof in the R.M.C. Office for Greenville County in Plat Book "P" at pages 108-109, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the south side of Happy Avenue at the joint front corner of lots numbers 55 and 56, and running thence with the line of lot No. 55, S. 19-38 E. 150 feet to an iron pin; thence with the line of lot No. 72, N. 63-12 E. 50 ft.; thence with the line of lot No. 57, N. 19-38 W. 150 ft. to an iron pin on the south side of Happy Avenue; thence with the south side of Happy Avenue, S. 63-12 W. 50 feet to the beginning corner.

ALSO: All of the following portion of Lot No. 10 as shown on plat of the property of G. D. Oxner, recorded in the R.M.C. Office for Greenville County in Plat Book G at page 42, and described as follows: (See)

BEGINNING at an iron pin on the southwest side of Laurel Street, the joint front corner of lots 9 and 10, and running thence with the line of lot No. 9, S. 33-54 W. 86.6 feet; thence running through lot No. 10, S. 55-54 E. 50 feet to an iron pin in line of Lot No. 11; thence along the line of Lot No. 11, N. 33-54 E. 88.4 feet to an iron pin on the Southwest side of Laurel Street; thence with the southwest side of Laurel Street, N. 55-54 W. 50 feet to the beginning corner

12-519-176-3-160

ALSO: All those certain pieces, parcels or lots of land known and designated (continued on back)

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 13 day of MARCH 19 80

SIGNED, sealed and delivered in the presence of:

Melinda Jarrow
Stacy Jarrow

Hugh Tinsley (SEAL)
Hugh Tinsley, individually and as
Trustee for DeWitt T. Cox and (SEAL)
Herman E. Cox (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 deed and that (s)he, with other witness subscribed above witnessed the execution thereof.

SWORN to before me this 13 day of MARCH 19 80 .

Stacy Jarrow (SEAL)
Notary Public for South Carolina
My commission expires: MARCH 15, 1984

Melinda Jarrow

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 13 day of MARCH 19 80 .
Stacy Jarrow (SEAL)
Notary Public for South Carolina
My commission expires: MARCH 15, 1984

Sara P. Tinsley
Sara P. Tinsley

RECORDED this _____ day of _____ 19 _____, at _____ M., No. _____

5720

4328 RV-2