

TITLE TO REAL ESTATE - Prepared by PYLE & LEAPHART, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

Plat 1, Box 337, [unclear] - 151  
SLEY Marietta, SC  
29661

KNOW ALL MEN BY THESE PRESENTS, that CYNTHIA C. MANNING

in consideration of Forty-Five Thousand Five Hundred and 00/100 (\$45,500.00) ---- 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 W. ED MILLER, his heirs and assigns, forever:

All that certain piece, parcel or tract of land in Greenville County, South Carolina, consisting of approximately 4.67 acres, more or less, as will appear by plat prepared by Webb Surveying & Mapping Co., entitled "Plat for Cynthia C. Manning" dated November, 1978, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin 341.81 feet from Gap Creek Road; thence N. 38-51 W., 519.85 feet to an iron pin; thence N. 35-05 E., 371.5 feet to an iron pin; thence S. 40-19 E., 343.39 feet to a point on the Creek; thence along the creek as the line 259.16 feet to an iron pin; thence S. 50-13 W., 25 feet to an iron pin; thence continuing S. 50-13 W., 237.53 feet to an iron pin; thence S. 44-22 W., 133.94 feet to an iron pin, the point of beginning, bounded on the east by lands now or formerly of Manning and on the south by Newton. This is a portion of the property conveyed to Cynthia C. Manning by deed of Clyde Milford Bailey, individually and as executor of the estate of Mary Frances Johnson Bailey Myers, Claude Alvin Bailey, Nancy Bailey Gilbert and Sue Bailey Myers dated May 16, 1975 and recorded July 9, 1975 in the RMC Office for Greenville County in Deed Book 1020 at Page 994. Also see deed of Merrill D. Myers to Cynthia C. Manning dated October 4, 1974 and recorded October 9, 1974 in the RMC Office for Greenville County in Deed Book 1008 at Page 143.

(4)-355-671.1-1-2.5  
out of - 355-671.1-1-2

ALSO, all that certain right-of-way or easement reserved by grantor in Deed recorded in Deed Book 1113 at Page 586, which easement is for the purpose of ingress and egress to and from the above described premises from Gap Creek Road. Said easement is also particularly described on plat recorded in Plat Book 7-B at Page 61, as an "Eighteen (18') foot drive easement".

This conveyance is made subject to all restrictions, set back lines, roadways, easements and rights of way, if any, appearing of record, on the premises or on the recorded plat, which affect the property hereinabove described. (Over)

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 grantees, 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 grantees(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 13th day of August 19 80.

SIGNED, sealed and delivered in the presence of:

C. Peter Pyle  
Faust Nicholson

Cynthia C. Manning (SEAL)  
Cynthia C. Manning

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 13th day of August 19 80.

C. Peter Pyle (SEAL)

Faust Nicholson

Notary Public for South Carolina  
My commission expires: 7-30-90

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE } RENUNCIATION OF DOWER NOT NECESSARY WOMAN GRANTOR

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 \_\_\_\_\_ day of \_\_\_\_\_ 19 \_\_\_\_\_ (SEAL)

Notary Public for South Carolina.  
My commission expires: \_\_\_\_\_

RECORDED this \_\_\_\_\_ day of \_\_\_\_\_

GREENVILLE COUNTY  
50.00  
RECORDED  
1981

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