

FILED

TITLE TO REAL ESTATE - INDIVIDUAL FORM - John M. Dillard, P.A., Greenville, S.C.

STATE OF SOUTH CAROLINA } 2 49 PM '80

COUNTY OF GREENVILLE } WERSLEY

410 Roberts Road  
Pebblecreek  
Taylors, S. C. 29687

KNOW ALL MEN BY THESE PRESENTS, that JOHN P. ASHMORE

in consideration of Exchange of property valued at \$37,000.00 -----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 J. W. JAMES, his heirs and assigns:

AN UNDIVIDED ONE/HALF INTEREST IN AND TO: - 3 - 315 -

ALL that piece, parcel or tract of land, containing 37.4 acres, more or less, situate, lying and being on the northern and southern sides of the Pack Mountain Ridge Road and the western side of Bomar Road, in Highland Township, Greenville County, South Carolina, having according to a plat of the PROPERTY OF JOHN P. ASHMORE, JR., ON PACK'S MOUNTAIN, made by W. R. Williams, Jr., Surveyor, dated August, 1980, revised September 3, 1980, recorded in the RMC Office for Greenville County, S. C., in Plat Book 87, page 90, the following metes and bounds, to-wit:

BEGINNING at an iron pin in the center line of the intersection of Pack's Mountain Ridge Road with Bomar Road and running thence with the center line of Bomar Road, the following courses and distances: S. 7-55 E., 312.3 feet to a point, S. 7-12 W., 164.3 feet to a point, S. 52-54 W., 272.4 feet to a point, S. 37-37 W., 98.1 feet to a point, S. 19-59 W., 160 feet to a point and S. 8-00 W., 121.8 feet to a point; thence along the northern side of a proposed road and through the right of way of Bomar Road, S. 79-39 W., 1046.5 feet to an iron pin; thence continuing along the northern side of said proposed road the following courses and distances, N. 89-39 W., 81.6 feet to a point, N. 63-47 W., 140.9 feet to a point, N. 76-40 W., 310.1 feet to a point, and S. 83-03 W., 56.5 feet to an iron pin; thence through other property owned by Grantor, N. 66-44 W., 210.9 feet to an iron pin in the line of Crowe; thence with the line of said property N. 6-52 E., 368.5 feet to the center line of Pack's Mountain Road; thence through Pack's Mountain Road continuing N. 6-52 E., 36.7 feet to an iron pin; thence N. 64-46 E., 164.0 feet to an iron pin; thence N. 65-36 E., 209.8 feet to an iron pin; thence N. 71-26 E., 186.9 feet to an iron pin in the line of property of J. W. James; thence along the line of said property, S. 52-17 E., 23.6 feet to a point in the center line of Pack's Mountain Road; thence with the center line of Pack's Mountain Road opposite property owned by J. W. James and Pavluk, the following courses and distance: N. 70-13 E., 148.4 feet to a point, (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 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 assigns against the grantor(s) and the grantor(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) this 20th day of November 19 80

Signed, sealed and delivered in the presence of

Constance S. McBride  
Notary Public for South Carolina  
My commission expires: 5/22/83

John P. Ashmore, Jr. (SEAL)  
John P. Ashmore, Jr. (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 written deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 20th day of November 19 80

Constance S. McBride (SEAL)  
Notary Public for South Carolina  
My commission expires: 5/22/83

John M. Dillard  
John M. Dillard

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 or successors and assigns, all her interest and estate, and all her right and claims of dower of, in and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this 20th day of November 19 80

Constance S. McBride (SEAL)  
Notary Public for South Carolina  
My commission expires: 5/22/83

Mary Fuller Ashmore  
Mary Fuller Ashmore

RECORDED this \_\_\_\_\_ day of \_\_\_\_\_ 19 \_\_\_\_\_ at \_\_\_\_\_ M., No. \_\_\_\_\_

643.1-33.1

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