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TITLE TO REAL ESTATE ACT OF 1954, S.C. CODE ANNOTATED, SECTION 40-1-10

STATE OF SOUTH CAROLINA 1:23 4 41 PM '81

COUNTY OF GREENVILLE JOHN H. ANBERSLEY
R.M.C.

C. H. Cely
Cely Construction Co.
800 S. Washington St.
Greenville, SC

KNOW ALL MEN BY THESE PRESENTS, that WILLIE MAUDE SIMPKINS, formerly Willie Maude Williams

in consideration of Two Thousand and no/100 (\$2,000.00)-----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 SAM C. CELY and C. H. CELY, their heirs and assigns forever:

ALL that piece, parcel or lot of land, with all improvements thereon or hereafter constructed thereon, on the eastern side of Means Street, formerly Lewis Street, known and designated as Lot No. 7 of Block 1 on a subdivision of lands bounded by streets formerly known as Houstonia, Plum and Lewis Streets and the C & G Railroad Company, said lot being further shown on the City Block Book Maps as Lot No. 3 of Block No. 3 on Tax Map 87 and being further described as follows:

26(500)87-3-3

BEGINNING at an iron pin on the eastern side of Means Street at the joint front corner of Lots 5 and 7, which point is 165 feet northeast from the corner of Means Street and Ansel Street, formerly Houstonia Street, and running thence along the common line of said properties S. 78 E. 140 1/2 feet to a stake at the common corner of Lots 5, 6, 7 and 8; thence N. 12 E. 59 feet to a stake in the common corner of Lots 7, 8, 9 and 10; thence along the common line of Lots 7 and 9 N. 78 W. 156 feet to a stake at the joint front corner of said lots on the eastern side of Means Street; thence along said street S. 26 W. 61 feet to a stake, the point of beginning.

DERIVATION: Deed of E. Inman, Master recorded January 19, 1961 in Deed Book 666 at Page 451 and estate file of Hattie Earle of record in the Greenville County Probate Court Apartment 680, File 15.

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 C. H. Cely

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 17th day of February, 1981

SIGNED, sealed and delivered in the presence of:

Mary Louise Mygatt
Ralph M. Hutz

Willie Maude Simpkins
Willie Maude Williams (SEAL)
Willie Maude Simpkins, formerly
Willie Maude Williams (SEAL)
(SEAL)
(SEAL)

OHIO
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 17th day of February, 1981.

Ralph M. Hutz (SEAL)
Notary Public for OHIO
My commission expires: _____

Mary Louise Mygatt

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

RENUNCIATION OF DOWER
(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 grantor(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 of office this _____ day of _____, 1981.

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