

TITLE TO REAL ESTATE - Offices of HILL, WYATT & BANNISTER, Attorneys at Law, 100 Williams St. Greenville, S.C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

Grantee's Address:
2811 Augusta Road
Greenville, SC 29605

AUG 11 4 32 PM '81
DONNIE S. LAHRSLEY
R.M.C.
CO. S. C. 1153-380

KNOW ALL MEN BY THESE PRESENTS, that I, BENJAMIN GILES HOWARD

in consideration of ONE DOLLAR (\$1.00) AND THE EQUAL PARTITION AND DIVISION OF THE ESTATE ~~XXXX~~
OF NORA LEE HOWARD
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell
and release unto JAMES F. HOWARD, JR., CHARLES T. HOWARD, MARY H. CROSLAND AND LOUISE H. FLOYD, their heirs and assigns:

ALL MY ONE-FIFTH INTEREST IN AND TO:

ALL that certain piece, parcel or lot of land in the State of South Carolina, County of Greenville, on the western side of River Falls Road in Saluda Township, containing 3.10 acres, and having according to plat of the property of Frank T. Barnett and Elvie E. Barnett made by J. C. Hill, the following metes and bounds, to-wit:

5(355) 673.3-1-2.2

BEGINNING at an iron pin in the center of the River Falls Road joint corner with other property of grantee and running thence N. 71 W. 455 feet; thence continuing with property of grantee N. 2-30 W. 180.5 feet to an iron pin; thence continuing with property of grantee, N. 69-45 E. 375.1 feet to an iron pin in center of River Falls Road; thence with the center of said road the following courses and distances: S. 40-40 E. 73 feet; S. 42-30 E. 112 feet; S. 26 E. 55 feet; S. 1-30 W. 72 feet; S. 14-30 W. 95 feet; S. 18-30 W. 104.5 feet to the point of beginning.

This is the same property conveyed to Nora Lee Howard by deed of James F. Howard, Jr., Trustee, recorded in the Office of the Clerk of Court for Greenville County in Deed Book 1028, page 493 on November 19, 1975. Nora Lee Howard died testate October 21, 1978, leaving the above property and all of her estate to the grantors and grantee in equal shares. The grantor and grantees agreed to partition and divide the estate so that the above property may be transferred to the grantees. See the recitation in deed recorded in Deed Book 1125, at page 816 as to the partition. The above property was retained by Nora Lee Howard until her death and as part of the consideration of the grantor this deed is made to his brothers and sisters.

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 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 4th day of August, 1981

SIGNED, sealed and delivered in the presence of:

Joyce B. Lodge
Elizabeth K. Alwiese

Benjamin Giles Howard (SEAL)
BENJAMIN GILES HOWARD

(SEAL)
(SEAL)
(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 4th day of August, 1981

Joyce B. Lodge (SEAL)
Notary Public for South Carolina.

Elizabeth K. Alwiese

My commission expires 11/21/84

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 claim of dower of, in and to all singular the premises within mentioned and released.

GIVEN under my hand and seal this 4th day of August, 1981.

Joyce B. Lodge (SEAL)
Notary Public for South Carolina.

Betty B. Howard

My commission expires 11/21/84

RECORDED this AUG 11 1981 day of _____, at _____, 4:32 P.M., No. 3577

0.380

4328 RV-2