

Grantee's mailing address: Route 2, Taylors, S. C. 29687

1153 497

STATE OF SOUTH CAROLINA FILED CO. SIDE ESTATE BEING RESERVED.

COUNTY OF GREENVILLE

AUG 13 2 31 PM '81

KNOW ALL MEN BY THESE PRESENTS that I, Mattie T. Key,

DOONIE S. TANKERSLEY R.M.C

in consideration of One and no/100 (\$1.00)-----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 James P. Key, Jr., his heirs and assigns, the grantor reserving a life estate in said premises being conveyed unto herself:

All that piece, parcel or lot of land in O'Neal Township, Greenville County, State of South Carolina, being known as tract number 2 of a subdivision of the W. I. Kendrick estate containing 27 1/2 acres according to a survey and plat made by W. A. Hester, Surveyor, on November 26th, 1927. Said tract of land is bounded by property now or formerly belonging to tract number 1 of the Kendrick estate and Rod Andrea's estate on the north, by the estate of Rod Andrea on the east, by Max Andrea's estate on the south, by tract number 1 of the Kendrick estate and Max Andrea on the west. Said land begins on the Greenville Road which divides it from tract number 1 of the Kendrick estate at a stake on Max Andrea's estate lands and runs thence along the Greenville Road N. 31 E. 12.32 to an iron pin in road; thence N. 27 E. 11.09 to a stake in road; thence N. 61 1/4 E. 1.50 to iron pin on Rod Andrea's lands; thence S. 10 7/8 E. 26.24 to iron pin; thence S. 78 7/8 W. 15.14 to stone; thence N. 4 3/4 E. 2.16 to stone; thence N. 10 1/2 W. 5.95 to stone; thence S. 89 1/4 W. 1.80 to the beginning corner. The said tract of land is fully represented by courses and distances on the Hester plat, which is recorded in the office of the R. M. C., Greenville County in Book B, page 117, and reference is thereto made for a more definite and particular description. It is a portion of a larger tract of land which was conveyed to Elsie Dill Craft by W. S. Dill by deed dated June 3, 1938. Said deed is recorded in the office of the R. M. C., Greenville County in Book 238, page 255. 9(355) 640.4-1-2

This is the same property conveyed to the grantor and James P. Key by deed of Elsie Dill Craft on February 25, 1946, and recorded in Deed Book 288, page 61, R. M. C. Office for Greenville County. James P. Key died testate on June 25, 1980, having willed all of his real and personal property to his wife, Mattie T. Key, grantor herein. Reference Apartment 1615, File 22, Probate Court for Greenville County. (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 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, 1981

SIGNED, sealed and delivered in the presence of:

Mattie T. Key (SEAL)

Cynthia L. White (SEAL)

Jose M. Ray (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 13th day of August 1981.

Jose M. Ray (SEAL) Cynthia L. White

Notary Public for South Carolina.

My commission expires 1-21-91

STATE OF SOUTH CAROLINA } COUNTY OF }

RENUNCIATION OF DOWER

NOT NECESSARY - FEMALE 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 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

day of 19

(SEAL)

Notary Public for South Carolina.

My commission expires

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

(CONTINUED ON NEXT PAGE)

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