

TITLE TO REAL ESTATE George F. Townes, 121 Manly Street, Greenville, S. C.

1171 504
Rt 5, Box 291
Davis Rd.
Piedmont, SC 29673

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOWN ALL MEN BY THESE PRESENTS, that J. C. Maxwell

in consideration of One (1)
and Division of Property

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 Buster Lewis

All that tract of land in Greenville County, S.C., on the southern side of Davis Rd., containing 32.86 acres, more or less, and shown on a plat entitled "Survey for Buster Lewis & J. C. Maxwell, made by C.O. Riddle R.L.S., dated Dec. 10, 1981, and recorded in the RMC Office for Greenville County in Plat Book 9-A, at page 31, and having, according to said plat the following metes and bounds: Beginning at an iron pin in the center of Davis Rd., at the corner of the property now or formerly belonging to Greenville County Recreation District, and running thence with the center of said road along the following traverse: N. 38-52 E. 150.96 ft., N. 75-21 E. 186.65 ft., N. 70-48 E. 155.32 Ft., and N. 79-35 106.58 ft.; thence S. 22-24 E. 998.08 ft. to a pin near a stream; thence along and with said stream S 50-42 W. 100.63 ft. and S. 36-27 W. 70.46 ft. to a point at or in said stream; thence running with property now or formerly of Jenny Thomas S. 61-17 E. 742.18 ft. to a pin on the line of Rockvale Subd.; thence with a line of Rockvale Subd, the following courses and distances: S. 77-02 W. 338.5 ft., S. 78-24 W. 361.64 ft., S. 75-14 W. 274.3 ft., S. 88-15 W. 117.35 ft., S. 54-31 W. 228.88 ft., N. 72-30 W. 121.88 ft., and N. 62-40 W. 253.63 ft. to a pin on the line of property now or formerly owned by Greenville County Recreation District; thence with that line N. 3-56 E. 1,471.87 ft. to the point of beginning.

This property embraces within its perimeter a 2.17 acre tract, owned by Buster Lewis, and shown on said plat. Pt. to = WG 6.1-1-48-2
1/4(156) OUT OF = WG 6.1-1-48

This conveyance is subject to all rights of way of record or appearing on the ground, including the right of way of Davis Rd., and the right of Duke Power Co.

This is a portion of the same property conveyed to Buster Bewis and William Maxwell, by deed of T. J. Hallums to J. C. Maxwell and Buster Lewis, dated July 10, 1946, and recorded July 11, 1946 in Deed Book 295 at page 351.

See also Estate of William Maxwell in Apartment 1442, File 28, Probate Court for Greenville County, for interest of J. C. Maxwell.

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 21 day of June 19 82.

SIGNED, sealed and delivered in the presence of:

Seamus J. Townes
Wanda E. Townes

J. C. Maxwell (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 deed and that (s)he, with other witness subscribed above witnessed the execution thereof.

SWORN to before me this 21 day of June 19 82.

Seamus J. Townes (SEAL)
Notary Public for South Carolina
My commission expires: 4/13/91

Wanda E. Townes

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, 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 21 day of June 19 82.
Seamus J. Townes (SEAL)
Notary Public for South Carolina
My commission expires: 4/13/91

Lillie McWee

RECORDED this AUG 5 1982 day of _____ 19 _____ at 4:20 P.M., No. 3953

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