

STATE OF SOUTH CAROLINA

VOL 1206 PAGE 275

COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that I, HELEN C. MCKINNEY, Executrix of Estate of Kate Ross Cooper,

in consideration of FORTY-SIX THOUSAND AND NO/100 (\$46,000.00) ----- 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 RALPH W. BELL & IRIS H. BELL, Their Heirs and Assigns, Forever:

ALL that piece, parcel or tract of land with all improvements thereon situate, lying and being in Bates Township, County of Greenville, State of South Carolina, on the east side of G & N Railroad, being shown on the County Block Book at Sheet 495-1-48, and having according to a survey made of the Property of Ralph W. Bell and Iris H. Bell by Jones Engineering Service, February 8, 1984, the following courses and distances, to wit:

BEGINNING at iron pin on Duncan Road and running thence N. 61-00 E. 300 feet to iron pin; running thence S. 29-00 E. 100 feet; running thence S. 61-00 W. 300 feet to iron pin on Duncan Road; running thence with Duncan Road N. 29-00 W. 100 feet to the point of beginning.

portion of

This being/same property conveyed to Kate Ross Cooper by Robert E. Cooper and Helen C. McKinney, Marian C. Bryan and Leland R. Cooper recorded respectively Jan. 16, 1969, in Deed Book 860, pages 191, 192, 193. Thereafter Kate Ross Cooper died testate Nov. 7, 1983, as shown in Probate Judge's Office for Greenville County in Apt. 83 ES2300598, leaving as her sole heirs at law Leland Ross Cooper, Marian C. Bryan, Robert E. Cooper and Helen C. McKinney. In Paragraph 6 of the Will the Executrix was given full power to sell and dispose of any real estate at such prices and on such terms as the Executrix deem proper, and this deed is made by the Executrix under the power granted to her in said Will.

8(366)495-1-48

This conveyance is made subject to any and all existing and recorded easements, rights of way and restrictions affecting said property.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
STAMP
TAX \$92.00

GREENVILLE COUNTY
109507
SOUTH CAROLINA COUNTY DOCUMENTARY TAX
FEB 14 '84
50.60
P.B. 1981

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 13 day of Feb. 1984

SIGNED, sealed and delivered in the presence of:

Suzaldine Welch
Hubert E. John

Helen C. McKinney (SEAL)
Executrix of the Estate of Kate Ross
Cooper (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 13 day of February 1984

Hubert E. John (SEAL)
Notary Public for South Carolina.

Suzaldine Welch

My commission expires Aug. 23, 1987

STATE OF SOUTH CAROLINA
COUNTY OF

RENUNCIATION OF DOWER UNNECESSARY

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

Notary Public for South Carolina.

My commission expires

RECORDED this day FEB 14 1984 at 2:07 P/ M., No. 4.0000

720

4328 W.2