

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

Grantee's Address:
26 Circle Dr.
Travelers Rest, S.C.
29690

VOL 1214 FILE 159

KNOW ALL MEN BY THESE PRESENTS, that Lena W. Coggins

in consideration of Five and no/100 (\$5.00) Love and Affection----- 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 Herman Coggins and Teresa Coggins, their heirs and assigns, forever:

ALL that certain piece, parcel or tract of land situate, lying and being in the State of South Carolina, County of Greenville, adjoining lands of B. H. Stroud, Lawrence Forster and others and being described as follows:

BEGINNING on a poplar x3 on a branch, thence up the Branch N. 29 W. 2.73 chains to a bend; thence N. 14 W. 2.22 chains to a bend; thence N. 23 W. 5.85 chains to a bend; thence N. 53 W. 2.94 to a stake on said branch; thence N. 81 W. 2.00 chains to a willow; thence N. 48 W. 3.60 chains to a Black Gum tree; thence N. 49 W. 2.24 to a Black Gum tree x3; thence S. 69 W. 3.10 chains to an iron pin; thence N. 48 1/2 W. 2.00 to road leading to Marietta, South Carolina; thence S. 1 W. 5.17 chains to iron pin on road; thence S. 28 1/2 E. to a Sweet Gum tree; thence S. 65 E. 3.85 to iron pin; thence S. 85 E. 4.44 chains to a Sycamore tree; thence S. 65 E. 9.19 chains to the beginning poplar and containing 12 9/10 acres, more or less:

LESS, HOWEVER: that certain parcel conveyed by deed of the Grantor to Robert C. Childs, et al., recorded in the RMC Office for Greenville County in Deed Book 821, Page 626 on June 15, 1967.

Der: Claude Brebeal Deed B k 587 Pg 195 Recorded Nov. 1957.

7-371 4377 - 513.6-1-13

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 whatsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor(s)'s hand(s) and seal(s) this 1 day of June, 1984

SIGNED, sealed and delivered in the presence of

Nancy M. Pulcine
Keith A. Frazier

Lena W. Coggins (SEAL)

_____ (SEAL)

_____ (SEAL)

_____ (SEAL)

STATE OF SOUTH CAROLINA
COUNTY OF

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

Nancy Murphy Pulcine (SEAL) Keith A. Frazier
Notary Public for South Carolina

My commission expires 7-31-90

STATE OF SOUTH CAROLINA
COUNTY OF

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 whatsoever, renounce, release and forever relinquish unto the grantor(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 of

JUN 1 1984

19____

2:46 P/

M. No

361-16