

Grantee's Address Rt. 15, Shady Brook Lane, Greenville, S.C. 29607

TITLE TO REAL ESTATE - Offices of EDDIE R. HARBIN, Attorney at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that JOSEPH MORRIS BAGWELL AND RITA R. BAGWELL,

in consideration of Ten Thousand and 00/100 (\$10,000.00) Dollars,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s), the receipt of which is hereby acknowledged, have granted, bargained, sold and released, by these presents do grant, bargain, sell and release unto IRA LEE MCKINNEY AND

HELEN B. MCKINNEY, their heirs and assigns, forever:

ALL that certain piece, parcel, or lot of land situate, lying and being in the County of Greenville, State of South Carolina, in Butler Township, in the Rocky Creek Baptist Church Community, containing 1.05 Acres, more or less, as shown on plat entitled "Property of J. Morris and Rita R. Bagwell", dated July 11, 1984, prepared by John A. Simmons, R.L.S., and having according to said plat the following metes and bounds, to-wit: BEGINNING at a nail in cap in the center of Shady Brook Lane at the joint front corner of subject lot and other property owned by the Grantees herein approximately 1354.66 feet, more or less, from State Highway No. 14, and running thence up Shady Brook Lane S. 45-57 E. 41.36 feet, S. 44-37 E. 89.50 feet, S. 40-12 E. 29.80 feet to a point on the Eastern side of Shady Brook Lane; thence in Southwestern direction with other property of Joseph Morris and Rita R. Bagwell S. 63-35 W. 335.30 feet to branch line (iron pin located 10 feet back on line); thence with the branch as the line N. 17-21 W. 154.88 feet to a point in branch line, joint rear corner of subject property and other property of Grantees; thence in a North-eastern direction (an iron pin being located 5 feet back on line from branch) with other property of Grantees N. 63-35 E. 262 feet to the point of beginning (iron pin back on line at 24.2 feet). DERIVATION: This being a portion of that property conveyed to Joseph Morris Bagwell by deed of Curtis R. Bagwell, dated Dec. 28, 1973 and recorded R.M.C. Office for Greenville County, S.C., in Deed Book 992, at Page 69 on Jan. 11, 1974 (see correction deed recorded in Deed Book 1063, at Page 232) with Grantor conveying an undivided one-half interest to Rita R. Bagwell on Aug. 17, 1977 (see Deed Book 1062, at Page 956).

-16-65-539.3-1-7.12
OUT OF 539.3-1-7.5
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)' heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(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)' heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor(s)' hand(s) and seal(s) this 8th day of August 19 84
SIGNED, sealed and delivered in the presence of:
Florence H. Bruce
Eddie R. Harbin
Joseph Morris Bagwell (SEAL)
Joseph Morris Bagwell (SEAL)
Rita R. Bagwell (SEAL)
Rita R. Bagwell (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)' act and deed deliver the within deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 8th day of August 19 84
Eddie R. Harbin (SEAL) *Florence H. Bruce*
Notary Public for South Carolina.
My commission expires 7/18/87

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER NOT NECESSARY AS OF MAY 22, 1984

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)' 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)