

FILED
GREENVILLE CO S.C.
DEC 20 3 58 PM '83
JOURNAL
R.M.C.

WHEREAS,

NOW THEREFORE, Know All Men By These Presents:

That CROWN DUKE OF GREENVILLE LIMITED PARTNERSHIP, hereafter referred to as Grantor, in consideration of the sum of Ten (\$10.00) and No/100 DOLLARS, paid to Grantor by CLARENCE E. EVANS, hereafter referred to as Grantee, at and before the sealing of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the said Grantee

Starting at the closest point of the intersection of Manassas Drive and Cherrylane Drive and going N42-30W for a distance of 226' to the point of beginning of all that piece, parcel or tract of land situate, lying and being near the City of Greenville, in the County of Greenville, State of South Carolina, being an 8.81 acre tract of land as shown on a plat made by Gilbert, Richardson, & Associates, Inc. of Greenwood, South Carolina, dated November 16, 1971 and recorded in the Office of the Clerk of Court for Greenville County in Plat Book 4-L at Page 187 commencing at a point in the easterly or southeasterly corner of the said tract at the property lines intersection with Manassas Drive R/W at an iron pin and running thence S46-19W for a distance of 33.8' to an iron pin, thence S57-51W for a distance of 328.8' to an iron pin, thence S59-06W for a distance of 98.6' to an iron pin, thence S59-23W for a distance of 160.0' to an iron pin, thence S59-10W for a distance of 74.7' to an iron pin, thence N28-26W for a distance of 255.0' to an iron pin, thence S61-34W for a distance of 184.6' to an iron pin located on the right-of-way of S.C. Highway 250, thence N27-50W for a distance of 36.15' to an iron pin located on the right-of-way of S.C. Highway 250, thence N30-17W for a distance of 13.85' to an iron pin located on the right-of-way of S.C. Highway 250, thence N61-34E for a distance of 184.65' to an iron pin, thence N28-26W for a distance of 230.5' to an iron pin, thence N61-59E for a distance of 553.13' to an iron pin, thence N58-44E for a distance of 169.2' to an iron pin, thence S31-07E for a distance of 184.2' to an iron pin, thence S21-54E for a distance of 314.9' to the iron pin designated as the point of beginning.

Subject to all easements, rights of way and restrictions of record. *

This being the same property conveyed to the Grantor by deed from Crown Duke Apartments, a Limited Partnership dated May 17, 1974, recorded in Deed Book 1005, Page 511, R.M.C. Office for Greenville County, South Carolina on August 23, 1974.

*Also subject to that certain Mortgage given to C. Douglas Wilson & Company dated November 30, 1971 in the original amount of \$1,193,600.00 recorded in the R.M.C. Office for Greenville County, South Carolina, in Mortgage Book 1215, Page 82, which Mortgage was assigned to Harlem Savings Bank by assignment dated November 7, 1973 in the R.M.C. Office for Greenville County, South Carolina, in Mortgage Book 1294, Page 778. *13(308) B13.2-1-4.3*

TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining;

TO HAVE AND TO HOLD all and singular the said premises before mentioned unto the Grantee and Grantee's Heirs/Successors and Assigns forever. AND Grantor does hereby bind Grantor and Grantor's Heirs/Successors and Assigns to warrant and forever defend all and singular the said premises unto Grantee and Grantee's Heirs/Successors and Assigns against Grantor and Grantor's Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the hand and seal of Grantor this 7th day of December, 19 83

Signed, Sealed and Delivered in the Presence of

Marie C. Gaskin
Barbara C. Alford

CROWN DUKE OF GREENVILLE LIMITED PARTNERSHIP (Seal)
BY: ARREAL CORPORATION (FORMERLY U.S. SHELTER CORPORATION) GENERAL PARTNER (Seal)
BY: [Signature] (Seal)
President
BY: [Signature] (Seal)
N. Barton Tuck, Jr. Grantor (General Partner)

STATE OF SOUTH CAROLINA,
GREENVILLE COUNTY

Personally appeared before me the undersigned witness and made oath that he saw Grantor sign, seal and as Grantor's act and deed deliver the written deed and that said witness together with the other witness whose name is also above subscribed witnessed the execution of the within deed by Grantor.

Sworn to before me this

7th day of Dec., 1983

Ann K. Collins (Seal)
Notary Public for South Carolina

My Commission expires ~~NOV 1 1988~~
7-19-89

(Renunciation of Dower)
see reverse side

0.81

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