

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that CLUB POINTE DEVELOPERS (a South Carolina General Partnership)

in consideration of Ninety-Five Thousand and no/100-----(\$95,000.00)----- 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 JUDY R. HOFFMAN, her heirs and assigns:

ALL that piece, parcel or lot of land, with all buildings and improvements, situate, lying and being off the eastern side of Kindlin Way Extension, on the northern side of a private roadway, being shown as Lot No. 10, containing .20 acre, on a plat of CLUB POINTE, PHASE III, SECTION III, BUILDING SITE NO. 3, made by Arbor Engineering, Inc., dated June 18, 1984, recorded in the RMC Office for Greenville County, S. C., in Plat Book 12M, page 25, reference to which is hereby craved for the metes and bounds thereof.

The above described property is a portion of property conveyed to the Grantor by deed of Pebblepart, Ltd., recorded on February 13, 1984 in Deed Book 1206, page 215 in the RMC Office for Greenville County, South Carolina, and is hereby conveyed subject to those Declaration of Covenants, Conditions and Restrictions Applicable to Club Pointe recorded in the RMC Office for Greenville County, South Carolina in Deed Book 1200, pages 615 through 665, inclusive, as supplemented in Deed Book 1215, page 972, including the provisions therein for common areas, assessments, conditions and limitations, and to all rights of way and easements reserved on the recorded plat of Club Pointe, Building Site No. 3 above mentioned and to the Pebble Creek PUD appearing of record in Deed Book 1107, page 652.

This conveyance is made subject to any restrictions, reservations, zoning ordinances or easements that may appear of record, on the recorded plat(s), or on the premises.

STAMP: 190.00

GREENVILLE COUNTY

113153

SOUTH CAROLINA COUNTY DOCUMENTARY TAX
★ JUL 16 '84 104.50
PB 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 assigns against the grantor(s) and the grantor'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 28th day of June 19 84
Signed, sealed and delivered in the presence of:
Constance M. McBride (SEAL)
CLUB POINTE DEVELOPERS (a South Carolina General Partnership) (SEAL)

BY: [Signature] Partner (SEAL)
BY: [Signature] Partner (SEAL)
PROBATE BY: [Signature] Partner

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE } 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.

\$WORN to before me this 28th day of June 19 84
Constance M. McBride (SEAL)
Notary Public for South Carolina
My commission expires: 5/20/93
John M. Dillard

UNNECESSARY - PARTNERSHIP DEED

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 or 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
day of 19
(SEAL)

Notary Public for South Carolina
My commission expires:
RECORDED this day of JUL 16 1984 at 2:58 P/ M., No. 1693

RECORDS

1693