BROWN, HAGINS, BLAKELY, MASSEY, GOODENMIRE, & GILCHRIST, ATTORNEYS AT LAW P.A.
106 WILLIAMS ST. P.O. BOX 2164, GREENVILLE, SOUTH CAROLINA 29602

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
JUL 25 1984
Donnie S. Tankersley

GRANTEE'S ADDRESS:
21 West Seven Oaks Drive
Greenville, S.C. 29604

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KNOW ALL MEN BY THESE PRESENTS, that CAPERS PLACE, a General Partnership

in consideration of SEVENTY NINE THOUSAND FIVE HUNDRED SIXTY NINE AND NO/100 ($79,569.00)------- 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 JOHN L. DUNCAN AND PATRICIA C. DUNCAN, their heirs and assigns, forever

All that certain piece, parcel or unit, situate, lying and being in the County of Greenville, State of South Carolina, lying and being in the City of Greenville, being known and designated as Unit E of Capers Place Horizontal Property Regime as more fully described in Declaration (Master Deed) dated May 22, 1984 and recorded in the RMC Office for Greenville County in Deed Book 1213 at Page 803, on May 30, 1984, and survey and plot plan recorded in the RMC Office for Greenville County in Plat Book 10-K at Page 74.

This being a portion of the property conveyed to the Grantor herein by deed of Sophie S. Francis, et al, recorded in the RMC Office for Greenville County in Deed Book 1198 at Page 844, on October 19, 1983. --14- 500-217-4-22

This conveyance is made subject to all restrictions and easements as set out in the Declaration (Master Deed), Exhibits and Appendices thereto, recorded plats or as may appear on the premises.

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OLIVER A. NEALY
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CLERK OF COURT
PICKENS, S.C.

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 20th day of July 1984

CAPERS PLACE, A General Partnership
BY: _____ (SEAL)
_____ (SEAL)
_____ (SEAL)
_____ (SEAL)

SIGNED, sealed and delivered in the presence of

Sharon S. Robertson
Susan R. Hughes

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 20th day of July 1984

Sharon S. Robertson (SEAL)
Notary Public for South Carolina
My commission expires: 10/24/87

Susan R. Hughes

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 _____ 19__ at

STATE OF SOUTH CAROLINA COUNTY TAX
JUL 25 '84
88.00

RECORDED JUL 25 1984 at 10:30 AM 2650

4329 RV.2