

STATE OF SOUTH CAROLINA,

GREENVILLE CO. S. C.

GREENVILLE COUNTY

JAN 26 12 26 PM 1965

Know All Men by These Presents:

That Donald E. Baltz, Inc. OLLIE F. NEWORTH R.M.C.

in the State aforesaid, in consideration of the sum of

Twenty-three Thousand (\$23,000.00)

DOLLARS,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said LAWRENCE E. BREEN,

All that lot of land in the county of Greenville, state of South Carolina, being a portion of lots Nos. 31 & 32, Section 2, of Sunset Heights subdivision as shown on plat thereof recorded in plat book RR page 85 of the RMC Office for Greenville County, S. C., and a recent survey made January 1965, by R. W. Dalton, Engineer, entitled "Property of Lawrence E. Breen", the following courses and distances, to-wit:

Beginning at an iron pin on the south side of Vesper Circle, which iron pin is 28 feet west from the joint front corner of Lots Nos. 32 & 33, as shown on plat of said recorded plat; thence with a new line through lot No. 32, S. 16-16 E. 200 feet to an iron pin in the rear line of lot No. 38; thence with the rear line of Lots 38 & 39, S. 73-44 W. 125 feet to an iron pin; thence with a new line through lot No. 31, N. 16-16 W. 200 feet to an iron pin on the south side of Vesper Circle; thence with the south side of said street N. 73-44 E. 125 feet to the beginning corner.

This is a portion of the property conveyed to grantor by Donald E. Baltz by deed recorded August 16, 1963 in deed vol. 730 page 182, and is conveyed subject to restrictions applicable to said subdivision recorded in deed vol. 666 page 71, and to any recorded easements or rights of way.

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(s) hereinabove named, and his Heirs and Assigns forever.

And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s) Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s) Heirs and Assigns against the grantor(s) and the grantor's(s) Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor's(s) hand and seal this 26 day of January in the year of our Lord One Thousand Nine Hundred and sixty-five.

Signed, Sealed and Delivered in the Presence of

Handwritten signatures of W.W. Wilkins and Genobia Cox.

DONALD E. BALTZ, INC. (Seal) BY: Donald E. Baltz (Seal) President (Seal)

State of South Carolina,

Greenville County

Personally appeared before me Genobia Cox

and made oath that she saw the within named grantor(s) Donald E. Baltz, Inc. by Donald E. Baltz, sign, seal and as its act and deed deliver the within written deed, and that she, with W. W. Wilkins witnessed the execution thereof.

Sworn to before me this 26 day of January, A. D. 19 65

Notary Public for South Carolina (Seal)

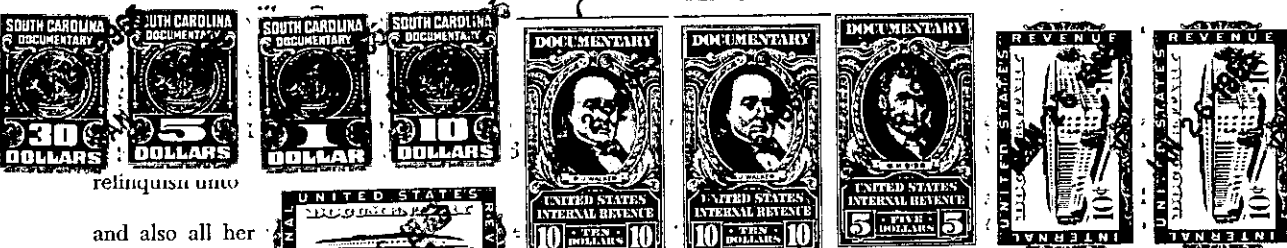
Handwritten signature of Genobia Cox.

State of South Carolina,

GRANTOR, A CORPORATION RENUNCIATION OF DOWER

relinquish unto and also all her GIVEN under day of Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$ U. S. \$ Recorded this 26th day of January 1965 at 12:26 P. M., No. 20955



PT. OF M8.1-1-65 OUT OF M8.1-1-64 -799-M8.1-1-65