

FILED
GREENVILLE CO. S. C.

TITLE TO REAL ESTATE - Thomas C. Brissey, Attorney at Law, 110 Manly St., Greenville, S.C.
 STATE OF SOUTH CAROLINA
 COUNTY OF GREENVILLE
 DONNIE S. TANKERSLEY
 R.M.C.
 KNOW ALL MEN BY THESE PRESENTS, that We, Thomas C. Brissey and W. H. Alford

JAN 14 9 11 AM '74

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In consideration of Five Thousand and No/100-----(\$5,000.00)-----Dollars,
 and assumption of mortgage as set out below;
 the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release
 unto A & B Properties, Inc., its successors and assigns forever;

All that piece, parcel or lot of land situate, lying and being on the west side of Lavinia Avenue in the City of Greenville, County of Greenville, State of South Carolina, and being a portion of the Rowley Place and having the following metes and bounds, to-wit:

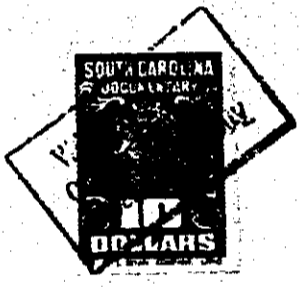
Beginning at an iron pin on the western side of Lavinia Avenue at the joint front corner of Lots Nos. 16 and 17 and running thence with the joint line of said Lots S.76-17 W. 153.57 feet to the right-of-way of Academy Street; running thence with said right-of-way N.20-14 W. 59.8 feet to an iron pin in the side line of Lot No 18; running thence with Lot No. 18, N.76-17 E. 152.07 feet to an iron pin on the western side of Lavinia Avenue; running thence with the western side of said Avenue S.21-45 E. 60 feet to an iron pin, the point of beginning.

This conveyance is subject to all restrictions, setback lines, roadways, zoning ordinances, easements and rights-of-way appearing on the property and/or of record.

This is the same property as that conveyed to the Grantors herein by deed recorded in the RMC Office for Greenville County in Deed Book 958 at Page 84.

The Grantee herein assumes and agrees to pay that certain mortgage to First Piedmont Mortgage recorded in the RMC Office for Greenville County in Mortgage Book 1289 at Page 763 and having a present balance of \$75,000.00.

-500-40-4-11



Greenville County
 Stamps
 Paid \$5.50
 Act No. 380 Sec. 1

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(s) hand(s) and seal(s) this 9th day of January 19 74.

SIGNED, sealed and delivered in the presence of:

Thomas C. Brissey (SEAL)
W. H. Alford (SEAL)
Kathy H. Raelins
Connie E. Crossland

STATE OF SOUTH CAROLINA } PROBATE
 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.

SWORN to before me this 9th day of January 1974.

Kathy H. Raelins (SEAL)
 Notary Public for South Carolina.

Connie E. Crossland

My Commission Expires 6/6/83.

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER
 COUNTY OF GREENVILLE }
 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 and singular the premises within mentioned and released.

GIVEN under my hand and seal this 9th day of January 19 74.

Kathy H. Raelins (SEAL)
 Notary Public for South Carolina.

Benny S. Brissey
Martha L. Alford

My Commission expires 6/6/83.

RECORDED this day of 19 at M., No. 17615

JAN 14 1974