

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

GREENVILLE S.C.

BOOK 1129 PAGE 817

KNOW ALL MEN BY THESE PRESENTS, that CALVIN J. BRUMBAUGH AND JOAN I. BRUMBAUGH

DONNA W. WERSLEY

in consideration of Fifty Five Thousand and 00/100ths (\$55,000.00)-----Dollars,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantees(s), the receipt of which is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto STEVEN R. GEARHART AND SUSAN K. GEARHART, their Heirs and Assigns forever:

ALL that certain piece, parcel, or lot of land with the buildings and improvements thereon, lying and being at the easterly intersection of Bethel Drive and Fargo Street, in the City of Mauldin, South Carolina, being known and designated as a portion of Lot No. 6 on a plat of William R. Timmons, Jr., recorded in the RMC Office for Greenville County, South Carolina, in Plat Book BBB at Page 15, and having, according to a more recent plat entitled "Property of Steven R. Gearhart and Susan K. Gearhart," prepared by Freeland & Associates, dated July 9, 1980, and recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 8-C, Page 64, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeasterly side of Fargo Street, said pin being the joint front corner of Lots 6 and 7 and running thence with the common line of said lots S. 47-51 E., 138.2 feet to an iron pin, the joint rear corner of Lots 5 and 6; thence S. 49-56 W., 59.0 feet; thence S. 42-09 W., 116.5 feet to an iron pin on the northeasterly side of Bethel Drive; thence with the northeasterly side of Bethel Drive N. 47-51 W., 109.2 feet to an iron pin at the easterly intersection of Bethel Drive and Fargo Street; thence with said intersection N. 2-51 W., 35.35 feet to an iron pin on the southeasterly side of Fargo Street; thence with the southeasterly side of Fargo Street N. 42-09 E., 77 feet to an iron pin; thence continuing with said Street N. 45-04 E., 73.1 feet to an iron pin, the point of beginning.

This being the same property conveyed to Grantors herein by deed of Carol Burch Moody dated August 1, 1978, and recorded in the RMC Office for Greenville County, South Carolina, in Deed Book 1034, Page 494, on August 2, 1978.

This property is conveyed subject to all restrictions, setback lines, roadways, easements, and rights of way, if any, appearing of record, on the premises or on the recorded plat, which affect the property hereinabove described.

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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 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 24 day of July, 1980.

SIGNED, sealed and delivered in the presence of:

Sherry M. Bird (SEAL)
Mary R. Johnson (SEAL)
Calvin J. Brumbaugh (SEAL)
Joan I. Brumbaugh (SEAL)

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.

SWORN to before me this 24th day of July, 1980.

Mary R. Johnson (SEAL) Sherry M. Bird
Notary Public for South Carolina
My commission expires: 5-9-89

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

24th day of July, 1980.
Mary R. Johnson (SEAL) Sherry M. Bird

Notary Public for South Carolina
My commission expires: 5-9-89

RECORDED this 25 day of July, 1980

GREENVILLE COUNTY RECORDS
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