

300 Fettingru St. Greenville SC

HORTON DRAWDY, HAGINS, WARD & JOHNSON, P.A. 307 FETTINGRU STREET, GREENVILLE, S.C. 29603

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that J & C Partners, a South Carolina General Partnership,

for consideration of Twelve Thousand and No/100 (\$12,000.00)-----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 JAMES O. FARNSWORTH, his heirs and assigns, forever:

ALL that piece, parcel or lot of land situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina, being shown on plat entitled Property of Hampton Investors Corporation of Greenville, Inc., prepared by Freeland & Associates, dated May 3, 1979, and recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 8A, at Page 14, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of East North Street at the joint front corner of the premises herein and property now or formerly of Myers and running thence with the line of property now or formerly of Myers, N. 23-55 W., 114.35 feet to an iron pin; thence N. 40-24 W., 193.59 feet to an iron pin in the line of property now or formerly of Wooten; thence with the line of property now or formerly of Wooten the following courses and distances: N. 69-56 E., 152.38 feet to an iron pin; thence S. 24-55 E., 50.30 feet to an iron pin; thence N. 71-40 E., 87.55 feet to an iron pin in the line of property now or formerly of Farnsworth; thence with the line of property now or formerly of Farnsworth, S. 18-58 E., 241.56 feet to an iron pin on the northern side of East North Street; thence with the northern side of East North Street, the following courses and distances: S. 70-30 W., 62.21 feet to an iron pin; thence S. 68-51 W., 102.34 feet to the point of beginning.

This is the same property conveyed to the Grantor herein by deed of Hampton Investors Corporation of Greenville, dated May 30, 1980, and recorded in the RMC Office for Greenville County, S. C. in Deed Book 1127, at Page 22, on June 5, 1980.

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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 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 7th day of August 19 80.

SIGNED, sealed and delivered in the presence of

J & C PARTNERS, A South Carolina General Partnership, (SEAL)

BY: James O. Farnsworth (SEAL)

BY: Clyde E. Ellison (SEAL)

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 7th day of August 19 80.

[Signature] (SEAL) Notary Public for South Carolina My commission expires: 8/12/80

[Signature] Linda B. Osborne

STATE OF SOUTH CAROLINA } COUNTY OF GREENVILLE

RENUNCIATION OF DOWER NOT NECESSARY - GRANTOR A PARTNERSHIP

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 day of

Notary Public for S. My commission expires RECORDED this

GREENVILLE COUNTY RECORDS TAX 13.20

M. No. 4063

RECORDED AUG 11 1980 at 4:10 P.M.

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