

150 Brookland Rd; Mauldin, S.C. 29062

TITLE TO REAL ESTATE - Prepared by JAH 180 M. Allison, Greenville, South Carolina
STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RECORDED
R.M.C. WATKINS

1137-912

KNOW ALL MEN BY THESE PRESENTS, that MAULDIN PROPERTIES, A PARTNERSHIP,

in consideration of Eighteen Thousand Five Hundred and 00/100 (\$18,500.00) 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 RICHARD H. CARPENTER, JR., His Heirs and Assigns, Forever:

All that certain piece, parcel or lot of land situate, lying and being on the south-western side of Winchester Court in the Town of Mauldin, County of Greenville, State of South Carolina, and being shown and designated as Lot No. 7 on a plat entitled "Oak Tree Plaza" made by Enwright Associates dated June 24, 1974 and recorded in the RMC Office for Greenville County in Plat Book 4-R at page 70, reference being had to said plat for a more complete metes and bounds description.

This conveyance is made subject to the Restrictive Covenants applicable to Oak Tree Plaza as well as the Amendment thereto, said Restrictive Covenants and Amendment being recorded in the RMC Office for Greenville County in Deed Book 1133 at page 738 as well as to any other restrictions, easements or rights-of-way which are a matter of public record or which an inspection of the premises would or should reveal.

The above-described property is a portion of the same acquired by the grantor by deed from Frank B. Halter, et al, dated May 24, 1974 and recorded on June 28, 1974 in the RMC Office for Greenville County in Deed Book 1002 at page 83.

STATE OF SOUTH CAROLINA
DOCUMENTARY TAX COMMISSION
DOCUMENTARY TAX STAMP
37.00

GREENVILLE COUNTY
087967
SOUTH CAROLINA COUNTY DOCUMENTARY TAX
NOV 25 '80
20.35

-15-790 MG.2-1-27.19

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 25 day of November, 1980

SIGNED, sealed and delivered in the presence of:

Diane D. Vincent
Shirley H. Askeu

Mauldin Properties, A Partnership (SEAL)

By: [Signature] (SEAL)

By: George M. Zimmerman (SEAL)

_____ (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 25th day of November 1980

Shirley H. Askeu (SEAL)

Diane D. Vincent

Notary Public for South Carolina

My commission expires 11/19/86 1-11-83

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER NOT NECESSARY

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 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 25 day of NOV 25 1980 at 3:56 P. M., No. 18063

0912

4328 RV-2