

GRANTEE ADDRESS: 427 Henderson Road, Greenville, S.C. 29607
Prepared by WYCHIE, BURGESS, FREEMAN & PARSONS, P.A., Attorneys at Law, Greenville, S.C.

State of South Carolina TITLE TO REAL ESTATE

GREENVILLE COUNTY Know All Men by These Presents:

Janet P. Copeland, Danny L Copeland (same as Danny L. Hill), and
That James J. Copeland (same as James J. Hill, Jr.) hereafter referred to as Grantor, in consideration of the sum of One Hundred Twenty Two Thousand Five Hundred and No/100 (\$122,500.00) paid to Grantor by Franco Gorgerino and Adriana Gorgerino, hereafter referred to as Grantee, at and before the sealing of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the said Grantee Franco Gorgerino and Adriana Gorgerino, their heirs and assigns, as Joint Tenants with the right of survivorship and not as tenants in common

All that lot of land situate on the southeast side of Henderson Road in the City of Greenville, in Greenville County, South Carolina, being shown as Lot No. 19 on plat of Section E-1 of Gower Estates, made by Campbell & Clarkson, Surveyors, Decemeber 1964, recorded in the RMC Office for Greenville County, S. C. in Plat Book BBB at page 70 and having, according to said plat, the following metes and bounds, to-wit: 15(597) 270-1-1-54

Beginning at an iron pin on the southeast side of Henderson Road at the joint front corner of Lots 18 and 19, and runs thence along the line of Lot 18, S 38-00 E 308.4 feet to an iron pin; thence N 52-34 E 150 feet to an iron pin; thence along the line of Lot 20, N 33-17 W 299.5 feet to an iron pin on the southeast side of Henderson Road; thence along Henderson Road, S 55-45 W, 175 feet to the beginning corner.

This conveyance is subject to all restrictions, set back lines, roadways, easements and rights of way, if any affecting the above-described property. For restrictions applicable to Section E-1 of Gower Estates, see Deed Book 769 at page 259. This property is also subject to the drainage easement across the front of the lot, as shown on recorded plat.

This being the same property conveyed to Grantor herein by deed of David W. Wayner dated November 29, 1967, recorded November 30, 1967 in Book 833, page 542.



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 and Grantee's Heirs/Successors and Assigns forever. AND Grantor does hereby bind Grantor and Grantor's Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto Grantee and Grantee's Heirs/Successors and Assigns against Grantor and Grantor's Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the hand and seal of Grantor this 24th day of April, 1981.

Signed, Sealed and Delivered in the Presence of:
Sara W. Barfield

Janet P. Copeland
Danny L. Copeland
James J. Copeland
Grantor

STATE OF SOUTH CAROLINA,
GREENVILLE COUNTY

Personally appeared before me the undersigned witness and made oath that he saw Grantor sign, seal and as Grantor's act and deed deliver the written deed and that said witness together with the other witness whose name is also above subscribed witnessed the execution of the within deed by Grantor.

Sworn to before me this 24th day of April 1981
Sara W. Barfield (Seal)
Notary Public for South Carolina

My Commission expires 9/23/90

STATE OF SOUTH CAROLINA,
GREENVILLE COUNTY

RENUNCIATION OF DOWER
Not Necessary - Male Grantors, Unmarried

to all whom it may concern, that Mrs. _____ wife of the within named Grantor did this day appear before me, and 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 or persons whomsoever, renounce, release, and forever relinquish unto Grantee and Grantee's Heirs/Successors and Assigns, all her interest and estate, and also all her right and claim of Dower of, in or to all and singular the premises above described.

GIVEN under my hand and seal this _____ day of _____, 19____

Notary Public for South Carolina

My Commission expires January 1, 197____
Recorded this APR 24 1981 day of _____, 19____

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