

STATE OF SOUTH CAROLINA } FILED
COUNTY OF GREENVILLE } AUG 12 12 05 PM '83
TITLE TO REAL ESTATE

KNOW ALL MEN BY THESE PRESENTS, that North Greenville College (formerly known as North Greenville Junior College)

in consideration of Two Hundred Fifty Thousand and No/100-----(\$250,000.00)-----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 One Thirty Five South Main Street Associates, Ltd., a Georgia Limited Partnership, its successors and assigns forever;

ALL that certain piece, parcel or lot of land situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina, on the southeastern side of South Main Street at the intersection of East Court Street and being shown and designated on plat entitled "Property of One Thirty Five South Main Street Associates, Ltd.", prepared by Carolina Surveying Company, dated August 9, 1983, and recorded in the RMC Office for Greenville County in Plat Book 94 at Page 73, and having such metes and bounds as shown thereon, reference to said plat being made for a more complete description.

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 Grantor herein by the following deeds: Deed from T. Walter Brashier recorded in the RMC Office for Greenville County in Deed Book 1083 at Page 760 on July 21, 1978; Quit-Claim Deed from City of Greenville recorded in said RMC Office in Deed Book 1129 at Page 741 on July 23, 1980; and Quit-Claim Deed from County of Greenville recorded in said RMC Office in Deed Book 1129 at Page 743 on July 23, 1980.

26(500) 59-7-1

THE mailing address of the Grantee herein is Suite 202, 2296 Henderson Mill Road, Atlanta, Georgia 30345.

STATE OF SOUTH CAROLINA
DOCUMENTARY TAX STAMP
500.00

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 11th day of August, 1983.

SIGNED, sealed and delivered in the presence of:

NORTH GREENVILLE COLLEGE (SEAL)

By: James D. Jordan (SEAL)

James D. Jordan, President (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 11th day of August, 1983.

Notary Public for South Carolina

My commission expires 1/17/90.

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 19 day of August, 1983.

Notary Public for South Carolina

My commission expires

RECORDED this 12 day of August, 1983 at 12:05 P.M.

5189

GREENVILLE COUNTY

SOUTH CAROLINA COUNTY DOCUMENTARY TAX
AUG 12 1983
275.00

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