

TITLE TO REAL ESTATE-Prepared by Wilkins, Wilkins & Nelson Attorneys at Law, Greenville, S.C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

No title filed. Explanation by Wilkins, Wilkins & Nelson.
BREFNY

KNOW ALL MEN BY THESE PRESENTS, that MARCHANT INDUSTRIES, INC. successor to PLEASANTBURG UPHOLSTERING COMPANY, INC.

in consideration of Twenty three Thousand (\$23,000.00) 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 WILLIAM CRAIG MARCHANT and ELIZABETH W. MARCHANT, their heirs & assigns:

All that piece, parcel or lot of land in the County of Greenville, State of South Carolina, being known and designated as Lot No. 5 as shown on plat entitled "Section Four, Elizabeth L. Marchant" prepared by Dalton & Neves Co. dated February 1979, recorded in plat book 7-X page 60 of the RMC Office for Greenville County, S. C., and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the south side of Craigwood Court, corner of Lot 2, Sec. Three, and lot 5, Section Four, and running thence with the south side of Craigwood Court S. 75-26 W. 23.7 feet to an iron pin; thence continuing S. 72-18 W. 104.9 feet to an iron pin; thence continuing S. 72-59 W. 50 feet to an iron pin; thence continuing S. 66-21 W. 50 ft. to an iron pin; thence S. 59-43 W. 50 ft. to an iron pin joint front corner of lots 4 & 5; thence with the joint line of said lots S. 31-30 E. 200 ft. to an iron pin; thence turning N. 51-44 E. 77.5 ft. to an iron pin; thence N. 66-50 E. 218.2 ft. to an iron pin corner of Lot 2 of Sec. Three & subject lot; thence with the joint line of said lots N. 39-19 W. 164.8 ft. to the point of beginning.

THIS IS A PORTION of the property conveyed to Pleasantburg Upholstering Company, Inc. by Elizabeth L. Marchant by deed dated 10/31/79 recorded 11/15/79 in deed vol. 1115 page 635 of the RMC Office for Greenville County, S. C. This conveyance is made subject to restrictions appearing in deed book 1129 page 253 and to any reservations, zoning ordinances, easements or rights of way that may appear of record, on the recorded plat or on the premises.

IN ADDITION TO RESTRICTIONS APPEARING in deed book 1129 page 253, the following restriction is hereby imposed:

(1) No house shall be built, or extended, to be nearer than 100 feet of the side line which joins lot 2, Sec. Three, or nearer than 50 feet to the rear line which joins property of Elizabeth L. Marchant.

GRANTEES' address:
114 Westminster Dr.
Greenville, S. C. 29605

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)' heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(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)' 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 17 day of AUGUST, 1983

SIGNED, sealed and delivered in the presence of:

Faye Marchant
Denobia C. Hall

MARCHANT INDUSTRIES, INC. successor (SEAL)
to PLEASANTBURG UPHOLSTERING COMPANY, INC.
By: *C. C. Marchant* V-Pres (SEAL)
Jimmy Sec. (SEAL)

STATE OF SOUTH CAROLINA }
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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)' 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 17th day of August, 1983

Katherine C. Ferguson (SEAL)
Notary Public for South Carolina
My commission expires: May, 1990

Faye Marchant

STATE OF SOUTH CAROLINA }
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GRANTOR A CORPORATION.
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)' 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
day of 19

(SEAL)
Notary Public for South Carolina.
My commission expires: _____

RECORDED this 13 day of Aug, 1983 at 19

9:23 A.M.

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SOUTH CAROLINA COUNTY DEPARTMENT
AUG 19 1983
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