

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

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KNOW ALL MEN BY THESE PRESENTS, that Gilder Creek Development Company, a General Partnership,

in consideration of Thirty Five Thousand and no/100 (\$35,000.00) 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 Marion S. Hart, her heirs and assigns forever:

All that certain piece, parcel or tract of land, with any and all improvements thereon, lying, being and situate on the easterly side of Bruce Farm Circle, in Greenville County, South Carolina, being shown and designated as Lot #23 on a Plat of the property of Gilder Creek Development Company, by W. R. Williams, Jr., recorded in Plat Book 9-J at Page 84 in the R.M.C. Office for Greenville County, and having according to a more recent Plat entitled "Survey for Marion S. Hart", by R. B. Bruce, dated April 16, 1984, and recorded in Plat Book 10N at Page 21 in the R.M.C. Office for Greenville County, the following metes and bounds, to-wit:

-16-135-550.4-1-24

BEGINNING at an iron pin in the center of Bruce Farm Circle, joint corner of Lot 23 and 24, and running thence along Lot 24 S 63-41 E 25 feet to an iron pin; thence continuing along said Lot 24 S 63-44 E 325.5 feet to an iron pin; thence along Lot 25 S 63-44 E 350.5 feet to an iron pin in the line of property now or formerly of Bungarner; thence along property of Bungarner S 4-58 E 441.6 feet to an iron pin in the line of property now or formerly of Bailey; thence along property of Bailey S 85-16 W 55 feet to an iron pin; thence S 7-23 E 99.8 feet to an iron pin, joint corner of Lot 20; thence along Lot 20 N 75-41 W 323 feet to an iron pin; thence along Lot 21 N 59-59 W 317 feet to an iron pin; thence along Lot 22 N 41-30 W 331.9 feet to an iron pin near the edge of Bruce Farm Circle; thence continuing along Lot 22 N 41-30 W 30.9 feet to an old nail in the center of Bruce Farm Circle; thence along the center of Bruce Farm Circle the following courses and distances: N 39-13 E 99.9 feet to an old nail; thence N 31-48 E 99.9 feet to an old nail; thence N 27-38 E 99.9 feet to an old nail; thence N 23-37 E 101.1 feet to an iron pin, the point of beginning. Said property contains 9.97 acres according to the more recent Plat thereof.

This property is conveyed subject to all restrictions, set-back lines, roadways, easements, and rights of way, if any, appearing of record, on the premises or on the recorded Plat, which effect the property hereinabove described.

(Continued on reverse side)

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 20<sup>th</sup> day of April, 1984  
Gilder Creek Development Company,  
a General Partnership (SEAL)

SIGNED, sealed and delivered in the presence of:  
Arthur J. Hanson BY: James C. Bailey, Jr. (SEAL)  
James C. Bailey, Jr. Partners (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 20<sup>th</sup> day of April, 1984  
Arthur J. Hanson (SEAL) Arthur J. Hanson  
Notary Public for South Carolina 9/8/86  
My commission expires: \_\_\_\_\_

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 and seal this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_  
\_\_\_\_\_  
(SEAL)  
Notary Public for South Carolina  
My commission expires: \_\_\_\_\_

RECORDED this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_ at \_\_\_\_\_ M. No. \_\_\_\_\_

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