GRANTEE'S ADDRESS:
105 McIver Street
Greenville, S. C. 29605

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TITLE TO REAL ESTATE BY A CORPORATION

STATE OF SOUTH CAROLINA } FILED
COUNTY OF GREENVILLE } OCT 8 10 59 AM '84 DONNIE S. TANKERSLEY R.M.C. S.C.

KNOW ALL MEN BY THESE PRESENTS, that BANKERS TRUST OF S. C., N.A., TRUSTEE U/A DATED 2/14/55 WITH MARGARET M. GRIMBALL
A Corporation chartered under the laws of the State of SOUTH CAROLINA and having a principal place of business at GREENVILLE, State of SOUTH CAROLINA, in consideration of FORTY-TWO THOUSAND FIVE HUNDRED AND NO/100 ($42,500.00)----------Dollars,

the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto JAMES J. BALDWIN AND NANCY L. BALDWIN, their heirs and assigns forever;

Unit No. 30, in University Ridge Horizontal Property Regime, as shown on plat thereof recorded in the Office of the R.M.C. for Greenville County in Plat Book "5F" at Pages 55 and 56.

This conveyance is subject to the provisions of the Master Deed establishing University Ridge Horizontal Property Regime, recorded in the Office of the R.M.C. for Greenville County in Deed Book 1000, at Page 128.

Derivation: Deed Book 1003, Page 698 - Greerco, Inc. 7/29/74

STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY STAMP TAX
85.00

GREENVILLE COUNTY
SOUTH CAROLINA COUNTY DOCUMENTARY TAX
46.75

26-500-68-1-34

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 does hereby bind the grantor and the grantor's successors and assigns to warrant and forever defend all and singular the premises unto the grantee(s) and the grantee's(s) heirs or successors and assigns against the grantor and the grantor's successors and assigns and all persons whomsoever lawfully claiming or to claim the same or any part thereof.~~

IN WITNESS whereof the grantor has caused its corporate seal to be affixed hereto and these presents to be subscribed by its duly authorized officers, this 5th day of October 1984. BANKERS TRUST OF S. C., N.A., TRUSTEE U/A DATED 2/14/55 WITH MARGARET M. GIMBALL (SEAL)

SIGNED, sealed and delivered in the presence of:

Joan P. Florence

A Corporation
By: [illegible] Vice President & Trust Officer
President
Patricia Bullwinkle
Vice President & Trust Officer
Secretary

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE } PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named Corporation, by its duly authorized officers, sign, seal and as its 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 5th day of October 1984. Joan P. Florence

(SEAL)

Notary Public for South Carolina
My commission expires 12/7/92

RECORDED this day of OCT 8 1984 19 at 10:59 A.M. No. 10655