

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

Grantee's Address: P. O. Box 641
Irmo, SC 29063

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GREENVILLE CO. S.C.

KNOW ALL MEN BY THESE PRESENTS, that Robert L. Green

DEC 7 3 19 PM '84

DONNIE S. TANKERSLEY
P.M.C.

in consideration of Five Hundred Thousand and No/100ths (\$500,000.00)-----Dollars,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s), the receipt of which is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto

J & B PARTNERSHIP, A SOUTH CAROLINA GENERAL PARTNERSHIP, ITS
SUCCESSORS AND ASSIGNS:

All that piece, parcel or lot of land situate, lying and being on the northwestern side of the intersection of East Coffee Street with North Main Street in the City of Greenville, Greenville County, South Carolina, and having according to a plat of survey entitled "Property of J & B Partnership" made by Freeland & Associates dated December 6, 1984 the following metes and bounds, to-wit:

BEGINNING at a nail (old) on the northern side of East Coffee Street at the intersection with North Main Street and running thence N. 69-45 E. 120 feet to point (building corner) on the southeastern side of a twelve foot alley; thence with said alley N. 20-15 E. 76 feet to a point (building corner); thence S. 69-45 E. 120 feet to a point (building corner) on the northwestern side of North Main Street; thence with the northwestern side of North Main Street, S. 20-15 W. 76 feet to a nail (old), the point of beginning.

The above described property is the same property conveyed to the grantor by deed of Bankers Trust of South Carolina as Executor and Trustee recorded March 30, 1979 in Deed Book 1099, page 522. -26-500-1-1-6

This conveyance shall further include the undivided right, title and interest of the grantor in and to a twelve foot alley along the western side of the above described property and the right to the use thereof.

The above described property is conveyed subject to all rights of way, restrictions and easements appearing of record or on the premises as may be applicable to the said property as well as applicable zoning laws and ordinances.

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 assigns, against the grantor(s) and the grantor's(s) heirs 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 7th day of December 1984

SIGNED, sealed and delivered in the presence of:

Harvey D. Sanders
Carol S. Hastings

Robert L. Green (SEAL)
Robert L. Green

(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 7th day of December 19 84

Harvey D. Sanders (SEAL)
Notary Public for South Carolina
My commission expires: 3/27/90

Carol S. Hastings

STATE OF SOUTH CAROLINA }
COUNTY OF _____ }

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(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 _____