

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }



MAY 29 10 04 AM 1967

KNOW ALL MEN BY THESE PRESENTS, that Robert Lee Ginn

in consideration of One Thousand, Five Hundred and No/100 (\$1,500.00), Dollars  
and the assumption of mortgage hereinafter described,  
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

Leo A. Berni and Leah H. Berni, their heirs and assigns forever;

All that certain piece, parcel or lot of land, together with improvements thereon, situate, lying and being on the northwestern side of Pine Creek Drive near the City of Greenville, Greenville County, South Carolina, known and designated as Lot No. 245 on plat of Section 3 of Belle Meade, recorded in the R. M. C. Office for Greenville County, South Carolina, in Plat Book GG at page 187, and having, according to said plat, the following metes and bounds, to-wit:

Beginning at an iron pin on the northwestern side of Pine Dreek Drive at the joint front corner of Lots Nos. 245 and 246 and running thence with the joint line of said lots N. 57-52 W. 135 feet to an iron pin; thence S. 32-08 W. 180 feet to an iron pin; thence S. 57-52 E. 135 feet to an iron pin on the northwestern side of Pine Creek Drive; thence along Pine Creek Drive N. 32-08 E. 180 feet to an iron pin at the beginning corner.

Being the same property conveyed to the grantor herein by deed of Monsanto Company dated January 10, 1966 recorded in Deed Book 790 at page 435.

Subject to existing easements, restrictions and rights of way upon or affecting said property.

As part of the consideration for this conveyance the grantees hereby assume and agree to pay the balance due on that certain mortgage by the grantor to C. Douglas Wilson & Co. dated January 21, 1966 recorded in the R. M. C. Office for Greenville County in Mortgage Book 1020 at page 253 and having a present balance in the amount of \$21,806.10.

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 and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

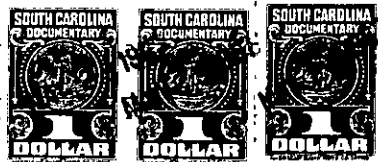
WITNESS the grantor's(s) hand(s) and seal(s) this 26th day of May 19 67.

SIGNED, sealed and delivered in the presence of:

Robert Lee Ginn (SEAL)

[Signature]  
Dorcas K. McCall

\_\_\_\_\_ (SEAL)



\_\_\_\_\_ (SEAL)

\_\_\_\_\_ (SEAL)

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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(s) act and deed deliver the within deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 26th day of May 19 67.

Dorcas K. McCall (SEAL)  
Notary Public for South Carolina.

[Signature]

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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

26th day of May 1967  
Dorcas K. McCall (SEAL)  
Notary Public for South Carolina.

May Ginn

RECORDED this 29th day of MAY 19 67 at 10:04 A. M. No 29074

159-W 820-1-30