

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that RUTH E. CLARKE

in consideration of Four Hundred and no/100 ----- (\$400.00)----- Dollars and assumption of the mortgage indebtedness as set forth below. the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto ALLAN R. MINOVITZ, his heirs and assigns forever.

ALL that piece, or parcel or unit of land in Greenville County, South Carolina, being known as Unit No. 5-D of Town Park of Greenville, S. C., Horizontal Property Regime as is more fully described in Master Deed dated June 5, 1970, recorded in the RMC Office for Greenville County, S. C. in Deed Book 891, page 243, as amended by amendment to said Master Deed recorded in the RMC Office on July 15, 1971 in Deed Book 920, Page 305, and as amended by amendment to Master Deed recorded in Deed Book 987, page 345, and survey and plot plans recorded in Plat Book 4-G, pages 173, 175 and 177.

The above described property is the same property conveyed to the Grantor by deed of Develcorp, Inc. recorded in the RMC Office for Greenville County, S. C. in Deed Book 955, page 210, and is hereby conveyed subject to the rights-of-way, easements, conditions, public roads and restrictive covenants reserved on plats and other instruments of public record and actually existing on the grounds affecting said property.

The Grantee assumes and agrees to pay Greenville County property taxes for the tax year 1975 and subsequent years. - 201-54-1-28

As a part of the consideration of this deed, the Grantee agrees and assumes to pay in full the indebtedness due on the note and mortgage covering the above described property given to First Federal Savings & Loan Association in the original sum of \$15,000.00 dated September 13, 1972 and recorded in the RMC Office for said County and State in Mortgage Book 1249, page 211, which has a present balance due in the sum of \$14,715.17.

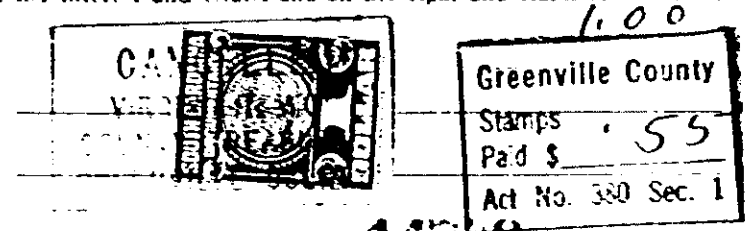
As a further part of the consideration for this deed, the Grantor hereby assigns, transfers and sets over unto the Grantee all her right, title and interest in and to any escrow deposits maintained by the Mortgagee in connection with the mortgage loan referred to above.

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 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 5th day of December 1974. Signed, sealed and delivered in the presence of: Julia B. Pittman, Ruth E. Clarke (SEAL), James L. Woods (SEAL)

Notary Public for Prince George's County, Maryland. 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 9th day of December 1974. Julia B. Pittman (SEAL), James L. Woods (SEAL). My commission expires: July 1, 1978

STATE OF SOUTH CAROLINA | RENUNCIATION OF DOWER | WOMAN GRANTOR | COUNTY OF GREENVILLE | 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 19 day of 1974. Notary Public for South Carolina My commission expires: RECORDED this DEC 16 1974 at 3:09 P. M. No. 14739



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