

TITLE TO REAL ESTATE--Love, Thornton, Arnold & Thomason, 410 E. Washington St., Greenville, S. C.

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

KNOW ALL MEN BY THESE PRESENTS, that M & K Properties, a partnership consisting of Lawrence E. McNair and Milford D. Kelly,

in consideration of Fifty Thousand and no/100 ----- (\$50,000.00) 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 First Piedmont Bank & Trust Company, its successors and assigns forever,

ALL that piece, parcel or lot of land situate, lying and being on the northern side of Butler Avenue (S. C. Highway 107) in the city of Mauldin, county and state aforesaid, containing 0.559 of an acre, more or less, being more particularly shown on a plat entitled "Survey for First Piedmont Bank & Trust Company" prepared by Piedmont Engineers, Architects and Planners, dated August 12, 1975 and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Butler Avenue (S. C. Highway 107) said point being located S. 63-42 W. 394.25 feet from the northwestern intersection of Butler Avenue (S. C. Highway 107) and U. S. Highway 276 and running thence along and with the northern side of Butler Avenue (S. C. Highway 107) S. 63-42 W. 130 feet to an iron pin; thence N. 26-18 W. 187.5 feet to an iron pin; thence N. 63-42 E. 130 feet to an iron pin on the western side of a 40 foot drive as delineated upon said plat; thence running along and with the western side of said 40 foot drive S. 26-18 E. 187.5 feet to the beginning point.

For a more particular description see the above said plat.

This being a portion of the property conveyed to the Grantor herein by deeds recorded in the R. M. C. Office for Greenville County in Deed Book 1022 at Page 379 and Deed Book 1022 at Page 383.

Also a perpetual right to use a 40 foot drive leading from the northern 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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns against the grantor(s) and the grantor's(s') heirs, 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 2nd day of September 1975 .

SIGNED, sealed and delivered in the presence of:

M & K PROPERTIES, A PARTNERSHIP consisting of:

Handwritten signatures of witnesses.

Lawrence E. McNair (SEAL)
Milford D. Kelly (SEAL)



STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

PROBATE

Greenville County (SEAL)
Paid \$ 55.00
Act No. 380 Sec. 1

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 other witness subscribed above witnessed the execution thereof.

SWORN to before me this 2nd day of September 1975 .

Carroll H. Noel (SEAL)
Notary Public for South Carolina
My commission expires: 4-7-80

Handwritten signature of witness.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

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, 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 (CONTINUED ON NEXT PAGE) M., No.

9879

4328 RV-2