

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MAR 3 4 04 PM '76
DONNIE S. TANKERSLEY
R.M.C.

For True Copy to be Sent to _____
Book 39 Page 971

KNOW ALL MEN BY THESE PRESENTS, that J. A. Bolen as Trustee for James W. Vaughn and J. A. Bolen, and College Properties, Inc., Trading as Batesville Property Associates, a joint venture

in consideration of ---\$10.00 and other valuable consideration-----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 Jim McGaughy, Inc., its successors and assigns forever:

ALL that certain piece, parcel or lot of land situate, lying and being in the state of South Carolina, County of Greenville, being known and designated as Lot No. 9 of a subdivision known as Canebrake I as shown on plat thereof prepared by Enwright, Associates dated August 18, 1975, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book 5D, at Pages 95 and 96 and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Monmouth Court of the cul-de-sac of Monmouth Court, joint front corner of Lots 9 and 10 and running thence with the joint line of said lots N. 9-49 E. 175.52 feet to an iron pin; thence S. 52-21 W. 189 feet to an iron pin at the joint rear corner of Lots 8 and 9; thence with the joint line of said lots S. 46-01 E. 104.60 feet to an iron pin on the cul-de-sac of Monmouth Court; thence with Monmouth Court following the curvature thereof, the chord of which is N. 71-10 E. 47 feet to the BEGINNING corner.

— 105 - 5344 - 1 - 9

This conveyance is made subject to restrictions and covenants affecting this subdivision which are recorded in the R.M.C. Office for Greenville County Deed Volume 1026 at Page 590, and is also subject to easements and rights-of-way of record, as shown on the recorded plat or as appear on the premises.

Said property is a portion of the same conveyed to grantor by deed recorded in the R.M.C. Office for Greenville County in Deed Book 1017 at Pages 745 and 748.

Greenville County
Stamps
Paid \$ 9.35
Plat No. 380 Sec. 1

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 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 March 19 76

SIGNED, sealed and delivered in the presence of:

Marcia C. Smith
Dwain W. DeCroy

J. A. Bolen (SEAL)
J. A. Bolen, as Trustee for James W. Vaughn
and J. A. Bolen (SEAL)
COLLEGE PROPERTIES, INC.
BY: John Davis (SEAL)
AND: Ned R. Arndt (SEAL)
TRADING AS BATESVILLE PROPERTY ASSOCIATES

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

PROBATE A JOINT VENTURE

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 2nd day of March 19 76.

Marcia C. Smith (SEAL)
Notary Public for South Carolina.
My Commission Expires: 12-31-86

Dwain W. DeCroy

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER

I, the undersigned Notary Public, do heretofore wife (wives) of the above named grantor(s) respectively, did this day appear before me, did declare that she does freely, voluntarily, and without any compulsion, dread or fear inquisish unto the grantee(s) and the grantee(s)'s heirs or successors and assigns, all her (her) in and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this _____ day of _____ 19 _____



Notary Public for South Carolina. (SEAL)

RECORDED this _____ day of MAR 3 1976 at 4:04 P. M., No. 22269

0459

4328 RV-2