

Grantee's mailing address: 319 Kings Mountain Drive, Route 4, Greer, S. C. 29651

TITLE TO REAL ESTATE—Offices of Earle, Bozeman & Grayson, Attorneys at Law, Greenville, S. C.

1079 4-17

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

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, II a Joint Venture

in consideration of ---Fifty Four Thousand, Nine Hundred Fifty and No/100-----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 John Eapen and Lata C. Eapen, their heirs 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. 122 of a subdivision known as Canebrake I as shown on plat thereof prepared by Enwright Associates dated August 18, 1975, subsequently revised and recorded in the RMC Office for Greenville County, S. C. in Plat Book 5P at Page 28 and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwestern side of Kings Mountain Drive, joint front corner of Lots No. 122 and 123 and running thence with the joint line of said Lots N. 54-18 E. 153.64 feet to an iron pin in the rear line of Lot 121; thence with the rear line of Lot 121 N. 40-10 E. 90 feet to an iron pin on the southwestern side of Saratoga Drive; thence with said Drive S. 58-32 E. a chord distance of 118.77 feet (the arc distance being 118.89 feet and the radius being 750 feet); thence continuing with Saratoga Drive as it intersects with Kings Mountain Road S. 20-01 E. a chord distance of 32.02 feet to an iron pin on the northwestern side of Kings Mountain Drive; thence with Kings Mountain Drive S. 34-20 W. a chord distance of 80.55 feet (an arc distance of 80.57 feet) to the point of BEGINNING.

This being a portion of the same property conveyed to the Grantor by deed of J. A. Bolen, as Trustee for James W. Vaughn and J. A. Bolen, and College Properties, Inc., trading as Batesville Property Associates I, a Joint Venture dated January 6, 1977 and recorded January 10, 1977 in the RMC Office for Greenville County in Mortgage Book 1049 at Page 411..

This conveyance is made subject to any restrictions, reservations, reservations, zoning ordinances or easements that may appear of record, on the recorded plat(s), or on the premises.

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)' heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(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)' 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 16th day of December 19 77

SIGNED, sealed and delivered in the presence of:

J. A. Bolen, as Trustee for James W. Vaughn and J. A. Bolen, and COLLEGE PROPERTIES, INC. (SEAL)
BY: [Signature] (SEAL)
AND [Signature] (SEAL)
TRADING AS BATESVILLE PROPERTY ASSOCIATES II

[Signature] Tracy Lynn Moore
[Signature] Jacqueline M. Farrell

GCTO
1 DE 19 77 1076

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) and as the grantor(s)' set 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 16th day of December 19 77

[Signature] Tracy Lynn Moore (SEAL)
Notary Public for South Carolina
My Commission Expires: 5-84

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)' 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

[Signature] (SEAL)
Notary Public for South Carolina
My Commission Expires:

RECORDED this day of DEC 19 1977 at
At 4:09 P.M.

18625

2.00CI

4328 RV.2

0447