

ADDRESS: 207 Morningside Drive, Greenville, South Carolina

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

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KNOW ALL MEN BY THESE PRESENTS, that Felton Hallums, Jr.

in consideration of Twenty-eight Thousand Five Hundred and No/100 (\$28,500.00) -- 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 James E. Durant and Kathleen S. Durant, their heirs and assigns forever

ALL that certain piece, parcel, or lot of land in Greenville County, State of South Carolina, near the City of Greenville, being shown and designated as Lot No. 37, on Plat of Sylvan Hills, recorded in the R. M. C. Office for Greenville County, in Plat Book S, at Page 103, and having, according to a plat entitled "Property of Felton Hallums, Jr.", made by Webb Surveying and Mapping Co., August 7, 1972, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Eastern side of Morningside Drive at the joint front corner of Lots Nos. 37 and 36, and running thence with the line of Lot No. 36, N. 84-24 E. 89 feet to an iron pin; thence N. 20-26 E. 94.2 feet to an iron pin at rear corner of Lot No. 39; thence with the line of Lot No. 39, S. 84-24 W. 129.6 feet to an iron pin on Morningside Drive; thence with the Eastern side of Morningside Drive, S. 4-32 E. 85 feet to the POINT OF BEGINNING.

This being the same property conveyed unto the Grantor herein by deed from W. Ed Miller and Mary W. Miller, recorded August 8, 1972, in Deed Volume 951, at Page 233, in the R. M. C. Office for Greenville County, South Carolina. - 159-365-5-13

This conveyance is made subject to any restrictions, zoning ordinances, or easements that may appear of record, on the recorded plat 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(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 23rd day of February, 1978

SIGNED, sealed and delivered in the presence of: FELTON HALLUMS JR. (SEAL) JERRY L. TAYLOR BEVERLY E. REEVES (SEAL) (SEAL) (SEAL)

STATE OF SOUTH CAROLINA } PROBATE COUNTY OF GREENVILLE } 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 23rd day of February 1978 Notary Public for South Carolina BEVERLY E. REEVES JERRY L. TAYLOR My commission expires October 14, 1985

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER COUNTY OF GREENVILLE } NOT MARRIED. 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 singular the premises within mentioned and released. GIVEN under my hand and seal this 23rd day of February 1978 Notary Public for South Carolina JERRY L. TAYLOR My commission expires July 15, 1980

RECORDED this day of FEB 24 1978 at 12:41 P. M., No. 21982

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