

Grantor's address: 1441 Augusta Street, Greenville, South Carolina 29605  
HORTON, DRAWDY, MARCHBANKS, ASHMORE, CHAPMAN & BROWN, P.A. 307 PETTIGRU STREET, GREENVILLE, S.C. 29603  
GREENVILLE CO. S.C.

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

MAR 31 3 12 PM '78  
DONNIE S. TANKERSLEY

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KNOW ALL MEN BY THESE PRESENTS, that E. M. Pendleton

in consideration of Eighty-five Thousand and No/100 (\$85,000.00) 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 McNeely Real Estate, Inc., its successors and assigns forever:

ALL those certain pieces, parcels or lots of land, with any improvements thereon, situate, lying and being at the northeastern corner of the intersection of Lupu Avenue and Augusta Street in the City of Greenville, County of Greenville, State of South Carolina and known and designated as Lots Nos. 1, 2 and 3 of Hicks & Jackson Property as shown on plat prepared by Freeland and Associates, Engineers and Land Surveyors dated March 9, 1978 and entitled "Property of McNeely Real Estate, Inc." and recorded in the R.M.C. Office for Greenville County in Plat Book 6-D at Page 6, said lots having the following metes and bounds, to-wit:

BEGINNING at a new iron pin at the joint front corner of Lots 3 and 4 on the northeastern side of Augusta Street and Lupu Avenue and running thence along Augusta Street, N. 46-41 W., 75 feet to a point ("X" in concrete); running thence along Lupu Avenue, N. 41-26 E., 150.1 feet to a new iron pin at the corner of Lot 1 on Cherry Avenue; running thence along Cherry Avenue S. 46-41 E., 80.0 feet to a new iron pin; thence S. 43-19 W., 150.0 feet to a new iron pin on Augusta Street, the point and place of beginning.

This conveyance is made subject to all easements, conditions, covenants, restrictions and rights of way which are a matter of record and/or actually existing on the ground affecting the above described property.

— 519-217-2-26

The grantee assumes and agrees to pay Greenville City and County property taxes for the year 1978 and subsequent years.

This is the same property conveyed to the Grantor herein by Helen Bolt Hamilton, et al by deed recorded in the R.M.C. Office for Greenville County on June 4, 1943 in Deed Book 254 at Page 89.

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 assigns against the grantor(s) and the grantor(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 31st day of March 19 78.

SIGNED, sealed and delivered in the presence of

James C. Blakely, Jr.  
Jan E. McVane

(SEAL)  
E. M. Pendleton (SEAL)

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

PROBATE

RECORDING STAMP  
TAX \$170.00

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 31st day of March 19 78.

James C. Blakely, Jr. (SEAL)  
Notary Public for South Carolina  
My commission expires: 11/9/81

Jan E. McVane

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 31st day of March 19 78

James C. Blakely, Jr. (SEAL)  
Notary Public for South Carolina  
My commission expires: 11/9/81

Louise H. Pendleton

RECORDED this day of MAR 31 1978  
At 3:12 P.M.

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