

Charter Address - 501 Hampton Ave, Greenville, S.C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.

Vol 1077 p 355

KNOW ALL MEN BY THESE PRESENTS, that Dennis Bikas,

APR 13 10 54 AM '78
DONNIE S. TAMBERSLEY
R.M.C.

in consideration of One and 00/100 (\$1.00) ----- 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 Gus Bikas, his heirs and assigns forever:

ALL that piece, parcel, or lot of land in the City of Greenville, South Carolina on the east side of South Main Street and having, according to a plat of property prepared for Juliet T. Johnson by Dalton & Neeves, Engineers, dated March, 1937, the following metes and bounds, to-wit:

BEGINNING at a point on the east side of South Main Street at the outer or northern edge of a 13-inch brick wall, corner of structure known as Dean Building, and running thence along the outer or northern edge of said brick wall, S 70-31 E 119.5 feet to an iron pin at a brick wall; thence along said brick wall, S 19-00 W 30.3 feet to an iron pin at the outer or southern side of a 13-inch brick wall in the line of Sistine property; thence along the outer or southern side of said 13-inch brick wall, N 70-02 W 119.5 feet to a point on the east side of South Main Street, thence along the east side of South Main Street, N 19-00 E 29.5 feet to the point of beginning.

DERIVATION: This is the same property conveyed to the grantee-landlord herein by Paul G. Cushman on April 15, 1974 in a deed recorded in the RMC Office for Greenville County in Deed Book 997 at Page 621, recorded April 15, 1974.

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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 11 day of April, 1978

SIGNED, sealed and delivered in the presence of:

Donald L Van Riper
M. Blum

Dennis Bikas (SEAL)

_____ (SEAL)

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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) 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 day of APR 11 1978 19

Margaret A. Buchanan (SEAL)
Notary Public for South Carolina

Donald L Van Riper

My commission expires 2/22/88

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 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 day of APR 11 1978 19

Donald L Van Riper (SEAL)
Notary Public for South Carolina

NANCY BIKAS

My commission expires 6/15/86

RECORDED this 19th day of April 1978, at 10:54 A M., No. 30879

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