

Grantee's Mailing Address: 1201 E. Washington Street, Greenville, S. C.

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STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

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GREENVILLE CO. S.C.
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R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that Dee Smith Co., Inc. A Corporation chartered under the laws of the State of South Carolina and having a principal place of business at Greenville, State of South Carolina, in consideration of One and No/100 (1.00) Dollars,

the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto Dover Townhouses Home Owners Association, Inc., its successors and assigns;

ALL that certain piece, parcel or tract of land situate, lying and being in the State of South Carolina, County of Greenville as is more fully shown on a plat entitled Cambridge Park dated June 1, 1972 and recorded in the RMC Office for Greenville County in Plat Book 4-R at page 11 and also shown as the commons and open space in Exhibit A in the Declaration Establishing Dover Townhouses No. 41 Horizontal Property Regime and recorded in the RMC Office for Greenville County on April 28, 1978 in Deed Volume 1078 at pages 13-43 inclusive and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Dover Drive at the corner of Lot No. 50 and running thence with the line of Lot No. 50 S. 34-54 E. 100 feet to an iron pin on the bank of Brushy Creek; running thence with Brushy Creek as the line, the traverse lines of which are: S. 62-00 W. 68.9 feet to an iron pin, S. 48-19 W. 200 feet to an iron pin, S. 46-45 W. 100 feet to an iron pin, S. 65-19 W. 100 feet to an iron pin, N. 80-29 W. 135 feet to an iron pin and S. 78-07 W. 37.2 feet to an iron pin; running thence N. 10-05 E. 106 feet to a point on the edge of the turnaround of Dover Drive and running thence with the southern side of Dover Drive following the curvatures thereof to the point of beginning.

This is a portion of the property conveyed to Imperial Properties, Inc. by deed of C. Lee Dillard, Recorded in the RMC Office for Greenville County, S.C. in Deed Book 946, at Page 47. Imperial Properties, Inc. changed its name to Dee Smith Co., Inc. as will more fully appear by Articles of Name Change recorded in the RMC Office for Greenville County, S.C. in Deed Book 1015, at Page 674.

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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 does hereby bind itself and its successors 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 of any part thereof.

IN WITNESS whereof the grantor has caused its corporate seal to be affixed hereto and these presents to be subscribed by its duly authorized officers, this 1st day of June 19 78

SIGNED, sealed and delivered in the presence of: Virginia D. McNeill, President of Dee Smith Co., Inc. (SEAL)

STATE OF SOUTH CAROLINA PROBATE
COUNTY OF GREENVILLE

Personally appeared the undersigned witness and made oath that (s)he saw the within named Corporation, by its duly authorized officers, sign, seal and as the grantor'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 1st day of June 19 78
Notary Public for South Carolina
My Commission Expires 8/12/80

RECORDED this day of June 19 78 at 1056 M. No.

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