

Grantee's address: 212 Melbourne Lane

TITLE TO REAL ESTATE- Offices of HILL, WEAVER & FAYSSOUX, Attorneys at Law, Greenville, S.C. Williams St., Greenville, S.C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

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KNOW ALL MEN BY THESE PRESENTS, that John E. Austin, Jr. and Carole C. Austin

in consideration of Forty Six Thousand Five Hundred and No/100-- (\$46,500.00) ---- 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 William S. Johnstone, Jr., his heirs and assigns, forever:

ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, on the Northern side of Melbourne Lane and being known and designated as Lot No. 9 on plat of Wellington Green, recorded in the RMC Office for Greenville County in Plat Book YY at Page 29, and also consisting of Tract E, as shown on plat recorded in the Greenville County RMC Office in Plat Book 4-A at Page 61, and having, according to both plats, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Northern side of Melbourne Lane at the joint front corner of Lots 8 and 9, and running thence with the common line of said Lots, N. 28-40 E. 162.3 feet to an iron pin; thence N. 28-14 E. 142.4 feet to a branch, and running along said branch in a Southeasterly direction (the traverse line is S. 38-44 E. 117.7 feet to a point in said branch); thence S. 30-02 W. 99.3 feet to an iron pin, the joint rear corner of Lots 9 and 10; thence with the common line of Lots 9 and 10, S. 30-23 W. 163.5 feet to an iron pin on the Northern side of Melbourne Lane; thence with the said Melbourne Lane, N. 59-37 W. 100 feet to an iron pin, the point of beginning.

This conveyance is made subject to all restrictions, easements, rights of way, setback lines and roadways of record or on the recorded plat.

This being the same property conveyed to the Grantors herein by deed of Carlton C. Summers recorded in the RMC Office for Greenville County on June 26, 1972 in Deed Book 947 at Page 189.

DOCUMENTARY STAMP TAX \$93.00

GREENVILLE COUNTY TAX 51.15

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 14th day of June, 1978

SIGNED, sealed and delivered in the presence of:

Beverly C. Duest (SEAL)
James W. Summers (SEAL)
John E. Austin, Jr. (SEAL)
Carole C. Austin (SEAL)

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 14th day of June, 1978

James W. Summers (SEAL) Beverly C. Duest

Notary Public for South Carolina.

My commission expires 5-29-83

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

14th day of June, 1978

James W. Summers (SEAL) Carole C. Austin

Notary Public for South Carolina.

My commission expires 5-29-83

RECORDED this JUN 14 1978 day of, at 2:46 P. M., No. 37576

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