

Grantee's Mailing Address: Mr. W. A. Parks P. O. Box 6807 Station B.

STATE OF SOUTH CAROLINA

Greenville, S. C. 29606

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COUNTY OF Greenville

KNOW ALL MEN BY THESE PRESENTS, that Broadus Avenue Realty Company, A General Partnership

in consideration of One Hundred Twenty Thousand and No/100-----(\$120,000.00)--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 Community Bank, A Banking Corporation existing under the Laws of South Carolina, it successors and assigns forever:

ALL that certain piece, parcel or lot of land, situate, lying and being in the State of South Carolina, County of Greenville, State of South Carolina, on the east side of Broadus Avenue, in the City of Greenville, and having the following metes and bounds, to-wit:

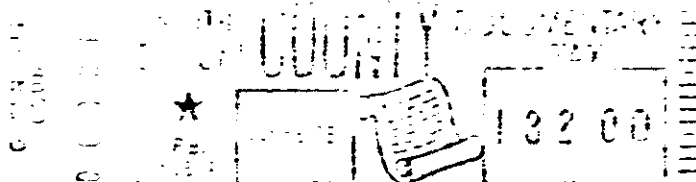
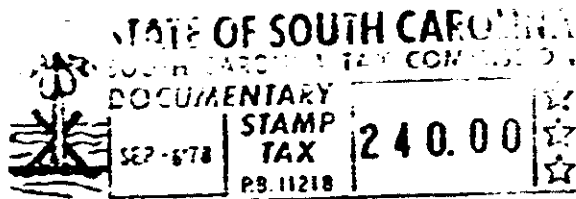
BEGINNING at an iron pin on the East side of Broadus Avenue, at corner of Lot formerly of J. A. McCollugh (now Geer Property) and runs thence along Geer line, N. 76 1/2 E. 191 feet to an iron pin; thence N. 15 1/4 W. 118 feet 2 inches to an iron pin; thence S. 76-00 W. 191 feet to an iron pin on the East side of Broadus Avenue; thence along the East side of Broadus Avenue, S. 15 1/4 E. 116 feet to the beginning corner.

This being the same property conveyed to the Grantors by Deed of Broadus Avenue Realty Co., a corporation chartered under the laws of the State of South Carolina, recorded in the RMC Office for Greenville County, S. C. in Deed Book 1038 at page 749, recorded on June 28, 1976 at 11:22 A.M.

-500-44-1-6

The Grantees herein to pay all 1978 Taxes.

This conveyance is made subject to any restrictions, zoning ordinances, or easements that may appear of record on the recorded plat (s) 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 5th day of September, 19 78

SIGNED, sealed and delivered in the presence of:

BROADUS AVENUE REALTY COMPANY, a General Partnership (SEAL)

BY: F. Dean Rainey, Jr. (SEAL)

And: Patrick C. Pant, Jr. (SEAL)

PATRICK C. PANT, JR. PROBATE

STATE OF SOUTH CAROLINA } 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 5th day of September 19 78

Kandi A. Nichols (SEAL) Samuel L. Wall

Notary Public for South Carolina Kandi A. Nichols

My commission expires 9-23-87

STATE OF SOUTH CAROLINA } COUNTY OF

RENUNCIATION OF DOWER

Not Necessary General Partnership:

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 19

Notary Public for South Carolina (SEAL)

My commission expires

RECORDED this SEP 6 1978 11:46 A. M. No. 7130

4328 RV-2