

TITLE TO REAL ESTATE prepared by ~~McDonald and Cox~~ Attorneys at Law

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STATE OF SOUTH CAROLINA } 106 Fairfax Drive
COUNTY OF GREENVILLE } Greenville, S. C. 29611

KNOWN ALL MEN BY THESE PRESENTS, that John F. Welborn, Jr. and Annie Day Welborn

in consideration of Fifty Thousand and No/100-----(\$50,000.00)----- 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

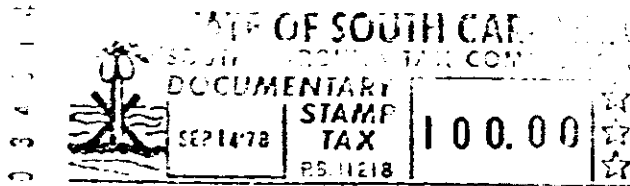
J. C. Bayne and L. O. Bayne, their heirs and assigns, forever:

ALL that certain piece, parcel or lot of land situate, lying and being near the City of Greenville, in the County of Greenville, being shown on a plat of the property of Bayne Roofing Company prepared by Carolina Surveying Company dated 17 of July, 1978, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book 64, at page 9. For a metes and bounds description reference to the above plat is hereby craved.

This is a part of the property conveyed to J. F. Welborn and J. F. Welborn, Jr. by deed of Welborn Wholesale, Inc. recorded in Deed Book 713, at page 549, on January 5, 1963, and deed of W. J. Smith to J. F. Welborn and J. F. Welborn, Jr. recorded in Deed Book 416, at page 105, on August 10, 1950. J. F. Welborn died testate on March 23, 1969, leaving as his sole heirs at law, his widow, Annie Day Welborn, and his son, John F. Welborn, Jr. See Apartment 1079, File 8, Probate Court records for Greenville County, South Carolina.

This conveyance is made subject to such easements, restrictions, zoning ordinances, and rights of way as may appear of record or on the premises.

-250-234-2-1,2,3



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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns against the grantor(s) and the grantor's(s') heirs, successors and assigns 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 24 day of August 19 78

SIGNED, sealed and delivered in the presence of:

Elyabeth B. Johnson
Fred W. M. D. D.

John F. Welborn, Jr. (SEAL)
Annie Day Welborn (SEAL)

_____ (SEAL)

CC-1479 1742

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 deed and that (s)he, with other witness subscribed above witnessed the execution thereof.

SWORN to before me this 24 day of August 19 78.

Fred W. M. D. D. (SEAL)
Notary Public for South Carolina
My commission expires: 11-4-80

Elyabeth B. Johnson

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, 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 24 day of August 19 78.

Fred W. M. D. D. (SEAL)
Notary Public for South Carolina.
My commission expires: 11-4-80

Dorothy S. Welborn

RECORDED this _____ day of SEP 14 1978 19 _____, at 3:18 p. M., No. 8008

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