

GRANTEES: 4848 Crosscreek Lane, Greenville, S.C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE

VOL 1093 PAGE 424

KNOW ALL MEN BY THESE PRESENTS, that HENRY J. KLEMCHUK

in consideration of Forty Four Thousand Seven Hundred and No/100----- (\$44,700.00)----- 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 FRANZ SPAROVIC AND HILDEGARD SPAROVIC, their heirs and assigns, forever:

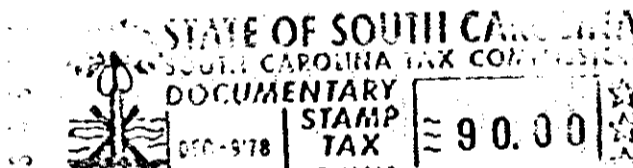
All that piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, being shown and designated as part of Lot 44, Section I, Mountainbrooke Subdivision as shown on plat of property of Franz Sparovic and Hildegard Sparovic recorded in the R.M.C. Office for Greenville County in Plat Book 6X, Page 90, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Crosscreek Lane at the joint front corner of Lots 44 and 45 and running thence W. 48-00-50 W., 200 feet to an iron pin at the joint rear corner of said lots; thence along the rear of Lot 44 N. 41-59-10 E., 92.59 feet to an iron pin at the joint rear corner of Lots 43 and 44; thence along the common line of said lots S. 48-00-50 E., 121.76 feet to an iron pin; thence running S. 47-05-53 E., 78.26 feet to an iron pin on the northern side of Crosscreek Lane; thence along the northern side of Crosscreek Lane S. 41-59-10 W., 91.02 feet to an iron pin, being the point of beginning.

This conveyance is subject to all easements, restrictions, set back lines, roadway, and rights of way, if any, appearing of record, on the premises or on the recorded plat, which affect this property.

- 200 - 540.8 - 1 - 44

This is the remaining portion of Lot 44 as conveyed to the grantor and his wife, Olga F. Klemchuk by deed of Larry David Philpott and Teresa Ann O. Philpott, recorded in the R.M.C. Office for Greenville County in Deed Book 1066, Page 972 on October 19, 1977. Olga F. Klemchuk died intestate on September 28, 1978, and left as her sole heirs Henry J. Klemchuk, Nadine Maruca, Mary Fenson, Sophie Potochnik and Mary Wiwigiac. These heirs conveyed their interests in this property to the grantor by deeds recorded in the R.M.C. Office for Greenville County in Deed Book 1093, Page 420, Deed Book 1093, Page 421, Deed Book 1093, Page 422, and Deed Book 1093, Page 423, on December 8th, 1978.



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 7th day of December, 1978

SIGNED, sealed and delivered in the presence of:

Sandra M. Bidwell
Samuel W. Blair

Henry J. Klemchuk (SEAL)
HENRY J. KLEMCHUK (SEAL)
90.00 (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 7th day of December 1978

Samuel W. Blair (SEAL)
Notary Public for South Carolina.
My commission expires 3/24/87

Sandra M. Bidwell

STATE OF SOUTH CAROLINA }
COUNTY OF

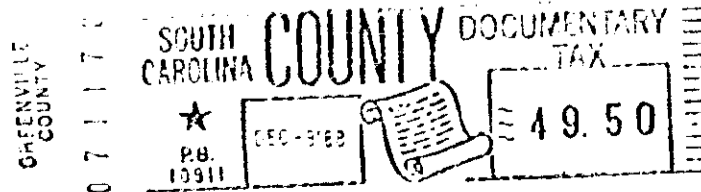
RENUNCIATION OF DOWER GRANTOR UNMARRIED

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____

Samuel W. Blair (SEAL)
Notary Public for South Carolina.
My commission expires _____

RECORDED this _____ day of DEC 8 1978 10____
at 9:29 AM. 1-2 17470



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