

GRANTEE'S ADDRESS:

P.O. Box 545  
Mauldin, S.C. 29662

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

GREENVILLE COUNTY

APR 4 11 37 AM '79  
DORIS S. TANNERLEY  
R.M.C.

1087-150

KNOW ALL MEN BY THESE PRESENTS, that I, John J. Capitan, Jr.,

in consideration of One (\$1.00) Dollar, love and affection

XENCKX

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Sheryl S. Capitan, her heirs and assigns forever:

A one-half (1/2) undivided interest in and to all that certain piece, parcel or tract of land situate, lying and being in Greenville County, S.C., off Golf Course Road, on Beechwood Lane, consisting of 5.01 acres, being shown and designated as the greater portion of Tract E on plat of BEECHWOOD FARMS prepared by Arbor Engineers, dated March 7, 1978, and recorded in the R.M.C. Office for Greenville County in Plat Book 6-M, Page 49, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin at the joint front corner of Tracts D and E and running thence with the joint line thereof N 88-49-00 W 714.89 feet to an iron pin on the creek; thence with the creek as the line N 2-32-00 W 368.84 feet to an iron pin; thence S 77-04-00 W 835.54 feet to an iron pin on the road; thence running with the edge of the road S 25-49-00 W 107.35 feet to an iron pin; thence continuing with the edge of the road S 19-48-00 W 106.02 feet to an iron pin, the point of beginning.

TOGETHER with an undivided one-half (1/2) interest in and to that undivided one-sixteenth (1/16) interest, in fee simple absolute, granted to me in and to that certain unpaved road shown on said plat commencing at the southern edge of said tract and running thence to Golf Course Road.

This being the same property conveyed to me by deed of Brooks R. Prince and H. T. Sears, Jr. recorded in the R.M.C. Office for Greenville County, S.C., on September 12, 1978, in Deeds Book 1087, Page 196.

This conveyance is made subject to any and all existing reservations, easements, rights of way, zoning ordinances and restrictions or protective covenants that may appear of record, on the recorded plat(s) or on the premises.

108-501.2-1-11.4

together with all and singular the rights, members, hereditaments and appurtenances to and premises belonging or in any wise incident or appertaining, to have and to hold all and singular the premises before mentioned unto the grantee, and the grantee's heirs or successors and assigns forever. And the grantor doth hereby bind the grantor, and the grantor's heirs or successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee, and the grantee's heirs or successors and against every person whatsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's hand and seal this 3rd day of April, 1979.

SEEN, read and delivered in the presence of  
*[Signature]*  
*[Signature]*

*[Signature]* (SEAL)  
JOHN J. CAPITAN, JR. (SEAL)  
\_\_\_\_\_  
\_\_\_\_\_  
(SEAL)  
(SEAL)

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

PROBATE

I, the undersigned Notary Public, do hereby certify that I have seen the within named grantor sign, seal and as the grantor's agent and deed, deliver the within written deed and that she, with the other witness subscribed above, witnessed the execution thereof.

Subscribed before me this 3rd day of April, 1979.  
*[Signature]* (SEAL)

*[Signature]*

My commission expires 9/30/80

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

RENUNCIATION OF DOWER  
(GRANTEE WIFE OF GRANTOR)

I, the undersigned Notary Public, do hereby certify that I have seen the within named grantor sign, seal and as the grantor's agent and deed, deliver the within written deed and that she, with the other witness subscribed above, witnessed the execution thereof.

GIVEN under my hand and seal this

\_\_\_\_ day of \_\_\_\_\_, 1979.  
\_\_\_\_\_  
(SEAL)

My commission expires \_\_\_\_\_  
RECORDED IN \_\_\_\_\_  
APR 4 1979

11:37 A.M.

1087-150

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