Havenhurst Drive, Taylors, S.C. 29687 TIFLE TO REAL ESTATE BY A CORPORATION-Cheros and Patterson, Attorneys at Law, Greenville, S. C. 1 11212 205 200 STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE KNOW ALL MEN BY THESE PRESENTS, that PREMIER INVESTMENT CO., INC. A Corporation chartered under the laws of the State of South Carolina and having a principal place of business at Ten Thousand Two South Carolina , in consideration of . State of Taylors Hundred Fifty and No/100 (\$10250.00)-----Dollars, and assumption of mortgage set out below the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto Salvatore J. Pesca and Sheila L. Pesca, their heirs and assigns forever: All that certain piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, being shown as Lot 3 on plat of Homestead Acres II, which plat is recorded in the RMC Office for Greenville County in Plat Book 6-H, at page 77, and having such courses and distances as will appear by reference to said plat. This is a portion of the property conveyed unto the Grantee herein by deed of Homestead Partnership recorded May 17, 1979, in Deed Book 1102, at page 780. This conveyance is subject to all existing easements, restrictions, and rights of way, if any, affecting said property, including, but not limited to a portion of a 68 ft. Duke Power Right of Way shown plat. As part of the considertion for the foregoing conveyance the grantees assume and agree to pay the outstanding balance due on a note and mortgage to Fidelity Federal Savings and Loan Association recorded in Mortgage Book 1484 at page 211, having a balance due of \$38,000.00. 12-116-H61-1-418 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 does hereby bind itself and its successors 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. IN WITNESS whereof the grantor has caused its corporate seal to be affixed hereto and these presents to be subscribed by its 1980. April duly authorized officers, this 25th day of PREMIER INVESTMENT_CO., INC. A Corporation (SEAL) SIGNED, sealed and delivered in the presence of: Secretary STATE OF SOUTH CAROLINA **PROBATE** COUNTY OF GREENVILLE Personally appeared the undersigned witness and made oath that (s)he saw the within named Corporation, by its duly authorized officers, sign, seal and as the grantor'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 25th day of April

an K Decemi Notary Public for South Carolina.

My commission expires: ...

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