

611 N. Academy St
STATE OF SOUTH CAROLINA
GREENVILLE COUNTY OF GREENVILLE

FILED
C.O.S.C.
25 AM '81

BOOK 1156 PAGE 460

KNOW ALL MEN BY THESE PRESENTS, that W. H. PEBBLEPART, LTD., a South Carolina Limited Partnership

in consideration of SEVENTY-EIGHT THOUSAND FOUR HUNDRED (\$78,400.00) and no/100-----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 ACADEMY RENTAL COMPANY, INC., its successors and assigns forever:

ALL that certain piece, parcel or tract of land situate, lying and being in the State of South Carolina, County of Greenville, containing 1.93 acres, more or less, and being shown as Phase II on a Plat entitled "Pebble Creek, P.U.D., Phase IX, Section I," dated January 22, 1981, prepared by Arbor Engineering, Inc., and recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 8-I, Page 73, reference to which is hereby craved for the metes and bounds thereof.

Together with a perpetual right of way and easement over and across that certain 20-foot strip shown on said Plat as Graystone Way running from Stallings Road through Phases I, II and III as shown on said Plat.

12 (276) OUT OF P23-1-1.2

The Grantor reserves unto itself, its successors and assigns a perpetual right of way and easement over and across said 20-foot strip for the purposes of ingress and egress to the track shown as Phase III on said Plat.

This conveyance is made subject to Contract of Sale, dated January 20, 1981, by and between the Grantor and Grantee herein, the terms of which are incorporated herein by reference and shall survive the execution of this deed.

ALSO: This conveyance is made subject to Grantor's PUD Application filed on July 25, 1979, in the RMC Office for Greenville County, South Carolina, in Deed Book 1107, Page 642.

The above described property is a portion of the same property conveyed to the Grantor herein by deed of First Federal Savings and Loan Association of Greenville, South Carolina, recorded in the RMC Office for Greenville County, South Carolina, on September 9, 1977, in Deed Book 1064, Page 509.

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 30th day of September, 1981.

SIGNED, sealed and delivered in the presence of:

Jeri Potteet
Marianne Anderson

PEBBLEPART, LTD., a South Carolina (SEAL)
Limited Partnership
By: PEBBLE CREEK DEVELOPMENT CORPORATION, (SEAL)
its General Partner (SEAL)

By: Joe J. Stuckel, (SEAL)
Joe J. Stuckel, President
PROBATE

STATE OF TEXAS
COUNTY OF DALLAS

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 30th day of September 1981.

J.W. [Signature] (SEAL)
Notary Public for South Carolina TEXAS
My commission expires 12-03-81

Jeri Potteet

STATE OF SOUTH CAROLINA
COUNTY OF

RENUNCIATION OF DOWER
NOT NECESSARY

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

400 8 2111801

STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY TAX STAMP
OCT-8-81
PB.11213
157.00

GREENVILLE COUNTY
SOUTH CAROLINA COUNTY DOCUMENTARY TAX
★ OCT-8-81
PB. 10311
86.35

GREENVILLE OFFICE SUPPLY CO. INC.
RECORDED OCT 8 1981 at 10:25 A.M.

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