

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

BOOK 1162 PAGE 66

For True Consideration See Affidavit

Book 41 Page 417

KNOW ALL MEN BY THESE PRESENTS, that J & B Investment Company, A South Carolina General Partnership

in consideration of Ten and No/100 (\$10.00) Dollars, and other valuable considerations

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto John Bearden Brown and Carolyn C. Brown, 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 known and designated as Lot No. 91 and a strip approximately 10 feet in width adjacent thereto (being a portion of Lot No. 139) as shown on plat of Woodfields Subdivision being recorded in the RMC Office for Greenville County, S. C. in Plat Book P, at Pages 138 and 139, and having, according to a more recent survey prepared for Charles Garfield Koermer and Judith Ann E. Koermer by R. B. Bruce, R.L.S. of Carolina Surveying Co., dated November 29, 1977, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northeastern side of Brook Forest Drive, joint front corner of Lots Nos. 91 and 91A, and running thence with the northeastern side of Brook Forst Drive, N. 51-40 W. 100 feet to an iron pin; thence continuing with Brook Forest Drive as it intersects with Hillside Lane, N. 6-40 W. 36.2 feet to an iron pin on the southeastern side of Hillside Lane; thence with Hillside Lane, N. 34-45 E. 75 feet to an iron pin at joint corner of Lots Nos. 91 and 139; thence continuing with Hillside Lane, N. 28-12 E. 10 feet to an iron pin; thence S. 67-20 E. 138 feet to an iron pin; thence, S. 38-20 W. 10.1 feet to an iron pin, joint rear corner of Lots Nos. 91 and 91A; thence with joint rear of said lots, S. 38-20 W. 136.8 feet to an iron pin on the northeastern side of Brook Forest Drive, the point of beginning.

This conveyance is subject to all restrictions, set-back lines, roadways, zoning ordinances, easements, and rights-of-way, if any, affecting the above described property.

15 (156) 369-5-15

This is a portion of the property conveyed to the Grantor herein by deed of (See reverse side hereof)

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 assigns against the grantor(s) and the grantor'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 29 day of January, 19 82. J & B INVESTMENT COMPANY, A SOUTH CAROLINA GENERAL PARTNERSHIP (SEAL)

SIGNED, sealed and delivered in the presence of

Handwritten signatures of Linda B. Osborne and Joe S. Thomas

BY: Joe S. Thomas (SEAL) BY: Linda B. Osborne (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 29 day of January, 19 82.

Notary Public for South Carolina My commission expires 7/30/90

Handwritten signature of Linda B. Osborne

STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE

RENUNCIATION OF DOWER NOT NECESSARY - GRANTOR A PARTNERSHIP

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 and singular the premises within mentioned and released.

GIVEN under my hand and seal this day of 19

Notary Public for South Carolina My commission expires: RECORDED this day of 19 at M. No.

(CONTINUED ON NEXT PAGE)

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