

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

BOOK 1162 PAGE 70  
12 28 AM '82  
W. W. WATKINS

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 certain piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, being known and designated as Lot A on a plat entitled "Property of Sarah Louise Day" prepared by Carolina Surveying Company, May 17, 1971, recorded in the RMC Office for Greenville County, S. C. in Plat Book 4-K, at Page 7, reference to said plat being craved for the metes and bounds description thereof.

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.

18(699) 344 - 4 - 16.2

This is a portion of the property conveyed to the Grantor herein by deed of Joe G. Thomason and Bob R. Janes dated January 28, 1981, and recorded in the RMC Office for Greenville County, S. C. in Deed Book 1141, at Page 661, on January 28, 1981.

This conveyance is subject to that certain mortgage of Sarah Louise Day to Thomas & Hill, Inc., a West Virginia Corporation, dated May 24, 1971, and recorded in the RMC Office for Greenville County, S. C. in Mortgage Book 1192, at Page 193, in the original principal amount of \$16,150.00, the principal balance due on this mortgage being \$13,647.82.

This conveyance is also subject to that certain mortgage of Sarah Louise Day to Blazer Financial Services, Inc., dated January 3, 1978, and recorded in the RMC Office for Greenville County, S. C. in Mortgage Book 1456, at Page 43, in the original principal amount of \$5,100.00, the principal balance due on this mortgage being \$2,135.00.

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.

SIGNED, sealed and delivered in the presence of

*Linda B. Osborne*  
*Joe G. Thomason*

J & B INVESTMENT COMPANY, A SOUTH CAROLINA GENERAL PARTNERSHIP (SEAL)  
BY: *Bob R. Janes* (SEAL)  
BY: *Joe G. Thomason* (SEAL)  
(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.

*Joe G. Thomason* (SEAL)  
Notary Public for South Carolina  
My commission expires: 7/30/90

*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 FEB 5 1982 day of at M. No. at 10:16 A.M.

10079

4328 RV.2