

TITLE TO REAL ESTATE-Prepared by Welkins, Welkins & Nelson Attorneys at Law, Greenville, S.C.

STATE OF SOUTH CAROLINA } GRANTEE'S ADDRESS: P.O. Box 36607
COUNTY OF GREENVILLE } Charlotte, NC 28203

1105-107

KNOW ALL MEN BY THESE PRESENTS, that ACADEMY, INC. 2:17 PM
DONNIE'S
R.A.L. 4/15/83

in consideration of THREE HUNDRED EIGHTY THOUSAND and 00/100-----(\$380,000.00)-----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 SECURITY FORCES, INC., its successors and assigns:

ALL that piece, parcel or lot of land situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina, being designated as Lot No. 10 of Lavinia Avenue, according to a plat recorded in the RMC Office for Greenville County in Plat Book "C" at Page 5, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the westerly side of Lavinia Avenue 310 feet from the intersection of Lavinia Avenue and North Street, and running thence S. 76-30 W. 180 feet to an iron pin on Glover Street; thence with Glover Street N. 21-45 W. 60 feet to an iron pin on line of Lot No. 11; thence with line of Lot No. 11, N. 76-30 E. 180 feet to an iron pin on Lavinia Avenue; thence with the westerly side of Lavinia Avenue, S. 21-45 E. 60 feet to the point of BEGINNING.

DERIVATION: This is the same property conveyed to the grantor by Properties, Inc. by deed dated November 1, 1971 and recorded November 5, 1971 in deed volume 929 at page 186 in the RMC Office for Greenville County, S.C.

26 (500) 40-4-4 & 5

ALSO: ALL that piece, parcel or lot of land situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina, being designated as Lot No. 11 of Lavinia Avenue, according to a plat recorded in the RMC Office for Greenville County in Plat Book "C" at Page 5, and having the following metes and bounds, to-wit:

BEGINNING at a stake on Lavinia Avenue, corner of Lot No. 10, and running thence along Lavinia Avenue N. 21-45 W. 60 feet to a stake at the corner of Lot No. 12; thence S. 76-30 W. 180 feet to a stake on Glover Street, S. 21-45 E. 60 feet to a stake, corner of Lot No. 10; thence N. 76-30 E. 180 feet to the point of BEGINNING.

DERIVATION: This is the same property conveyed to the grantor by Wyatt B. Gates, Jr. and Alice E. Gates by deed dated May 11, 1972 and recorded May 12, 1972 in deed volume 943 at page 230 in the RMC Office for Greenville County, S.C.

THIS property is conveyed subject to any restrictions, reservations, zoning ordinances, easements and/or rights of way that may appear of record, on the recorded plat or on the premises.

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 1st day of September, 19 83

SIGNED, sealed and delivered in the presence of: ACADEMY, INC. (SEAL)
Carl N. Stolt (SEAL) *J. Richard Woods* (SEAL)
Swann M. Thompson (SEAL) President

STATE OF SOUTH CAROLINA } PROBATE
COUNTY OF GREENVILLE }

Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) 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 1st day of September 1983

Carl N. Stolt (SEAL) *Swann M. Thompson*
Notary Public for South Carolina
My commission expires: 8-3-93

STATE OF SOUTH CAROLINA } GRANTOR - CORPORATION
COUNTY OF GREENVILLE } RENUNCIATION OF DOWER

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

(SEAL)
Notary Public for South Carolina.
My commission expires

RECORDED this day of 19 at M. No.

0607

4325-RV-23