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GREENVILLE CO. S.C.
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DONNIE S. TANKERSLEY
R.M.C.

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STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

GRANTEE'S ADDRESS: P. O. Box 6108, Greenville, SC 29606

KNOW ALL MEN BY THESE PRESENTS, that COLLEGE PROPERTIES, INC.

A Corporation chartered under the laws of the State of SOUTH CAROLINA and having a principal place of business at GREENVILLE, State of SOUTH CAROLINA, in consideration of FORTY THOUSAND AND NO/100---- ----------($40,000.00)---------- Dollars,

the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto J.HENRY SITTON, JR., his heirs and assigns, forever:

ALL that certain piece, parcel or lot of land,situate, lying and being in the State of South Carolina, County of Greenville, being shown and designated as Lot 58 on a plat entitled "Chanticleer Towns, Phase II" prepared by Arbor Engineering, Inc. dated May 14, 1983 and recorded in the RMC Office for Greenville County in plat book 9-W at Page 5, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northerly side of the private road right of way for Hidden Hills Drive at the joint front corner with Lot 57 and running thence along the joint line with Lot 57 N. 03-49-39 W. 161.21 feet to an iron pin; thence running N. 73-59-29 E. 43.83 feet; thence running S. 64-03-52 E. 60.20 feet to an iron pin; thence running S. 88-54-10 E. 7.97 feet to an iron pin at the joint rear corner with Lot 59; thence running along the joint line with Lot 59 S. 17-08-20 E. 156.49 feet to an iron pin on the northerly side of the right of way of Hidden Hills Drive at the joint front corner with Lot 59; thence running along said road right of way N. 87-08-39 W. 47.20 feet to an iron pin at the joint front corner with Lot 57, being the point of beginning.

Said property is a portion of the same conveyed to the Seller by deed of Chanticleer Real Estate, Inc. and Chanticleer Townhouses, Inc. dated March 1, 1983 and recorded in the RMC Office for Greenville County in Deed Book 1183 at Page 495.

This conveyance is made subject to the restrictive covenants applicable to the aforesaid property, recorded in the RMC Office for Greenville County in Deed Book 1189 at Page 200, and is subject to such matters as appear on the above recorded plat and all other rights of way, roadways, easements, reservations, zoning ordinances governmental statute, rules and regulations, andconditions and covenants as may affect the above described property.

14(156)WG1.4-1-239

STATE OF SOUTH CAROLINA DOCUMENTARY STAMP TAX 80.00 PB 11215

GREENVILLE COUNTY 107874

SOUTH CAROLINA COUNTY DOCUMENTARY TAX 44.00 NOV 22 '83 P.B. 10811

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 duly authorized officers, this 22nd day of November 19 83

COLLEGE PROPERTIES, INC.

(SEAL)

SIGNED, sealed and delivered in the presence of:

A Corporation
By: T. Gary Gulliams
President Office Manager

Secretary

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

PROBATE

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 22nd day of November 1983

(SEAL)

Notary Public for South Carolina.
MY COMMISSION EXPIRES: 7-12-89

RECORDED this 22nd day of Nov. 1983, at 3:35 P.M., No. 44313

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