

TITLE TO REAL ESTATE—PREPARED BY W. W. WILKINS, ATTORNEY AT LAW, GREENVILLE, S. C.
STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.
JUL 10 12 51 PM '70
OLLIE FARNSWORTH
R. H. C.

KNOW ALL MEN BY THESE PRESENTS, that DONALD E. BALTZ, INC.

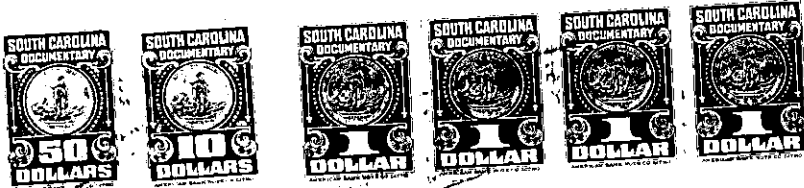
in consideration of Thirty-two Thousand (\$32,000.00) Dollars,
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Kenneth Bergfalk & Joyce Bergfalk, their heirs and assigns,

All that lot of land in the county of Greenville, state of South Carolina, at the southeast corner of Evening Way and Vesper Circle, being known and designated as Lot No. 44 on plat of Section 2, Sunset Heights, recorded in the RMC Office for Greenville County in plat book RR page 85, and having according to said plat the following metes and bounds, courses and distances, to-wit:

Beginning at an iron pin on the south side of Evening Way, the joint front corner of Lots Nos. 44 & 45; thence with the joint line of said lots S. 16-16 E. 229.5 feet to an iron pin rear corner of Lot No. 64; thence with the line of said lot N. 69-44 W. 199.6 feet to an iron pin on the east side of Vesper Circle; thence with the east side of said Street N. 14-38 E. 127 feet to a point; thence with the curve of said street as it intersects with Evening Way N. 55-41 E. 60.1 feet to a point; thence continuing S. 83-16 E. 42.8 feet to the beginning corner.

This is one of the lots conveyed to the grantor by Donald E. Baltz by deed recorded in deed vol. 730 page 182.

This lot is conveyed subject to building restrictions applicable to said subdivision recorded in deed vol. 666 page 71 and to recorded easements and rights of way, and those shown on said plat.



35-20

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)' heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(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)' heirs or successors and assigns, against the grantor(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 10 day of July 19 70
DONALD E. BALTZ, INC. (SEAL)
SIGNED, sealed and delivered in the presence of:
by Donald E. Baltz, Pres. (SEAL)
[Signature] (SEAL)
Benobia C. Hall (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 deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 10 day of July 19 70
[Signature] (SEAL) *Benobia C. Hall*
Notary Public for South Carolina.
MY COMMISSION EXPIRES JANUARY 1, 19 71

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

GRANTOR, A CORPORATION
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)' 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 JANUARY 1, 19 _____
RECORDED this 10th day of July 19 70, at 12:51 P. M., No. #801

799-118-1-1-77