

TITLE TO REAL ESTATE-Offices of Leatherwood, Walker, Todd & Mann, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

vt 1012 CASE 314

KNOW ALL MEN BY THESE PRESENTS, that DAN E. BRUCE

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

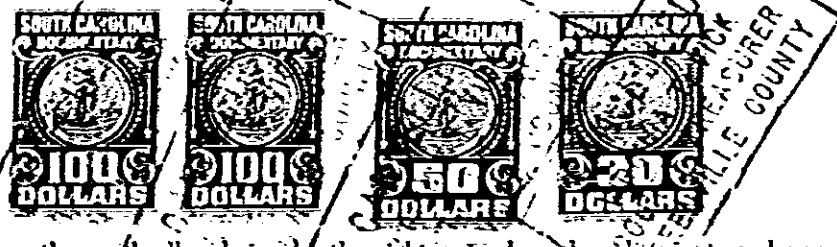
to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s), the receipt of which is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto GEORGE H. BALENTINE, JR., his heirs and assigns forever:

ALL that certain piece, parcel or tract of land containing four acres situated, lying and being in the County of Greenville, State of South Carolina, on the south side of Interstate Highway No. 85 and west of the old Piedmont Highway, and west of the Piedmont and Northern Railroad, and having, according to a plat entitled "Survey for F. T. Rice" prepared by Carolina Engineering and Surveying Co., March 19, 1968, the following metes and bounds, to-wit:

BEGINNING at an iron pin at the intersection of the right-of-way line running along the south side of Interstate Highway U.S. 85 in the center of the Duke Power Company right-of-way and running thence along the line of other property now or formerly of Frank Towers Rice, the following courses and distances: S. 9-37 E. 380 feet to an iron pin; S. 78-58 W. 459.9 feet to an iron pin; and N. 9-37 W. 380 feet to an iron pin on the right-of-way along the south side of said Interstate Highway U.S. 85; thence with said right-of-way as the line the following courses and distances: N. 77-44 E. 167.5 feet to an iron pin; thence N. 79-20 E. 167.5 feet to an iron pin; thence N. 80-08 E. 125 feet to an iron pin, point of beginning, and being the same property conveyed to Dan E. Bruce by Deed of Ten of Greenville, Inc. dated June 23, 1972, recorded in Deed Book 947 at Page 58.

-156 - W 10.1 - 2 - 1.4

Subject to existing easements, restrictions and rights-of-way upon or affecting said property. Also subject to the lien of that certain mortgage given by Ten of Greenville, Inc. to the Citizens and Southern National Bank dated March 1, 1972, recorded in Mortgage Book 1224 at Page 173, in the original principal amount of \$90,000.00.



For True Consideration See Affidavit
Book 39 Page 441

28.00
Greenville County
Stamps
Paid \$ 154.00
Act No. 380 Sec. 1

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(s) 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 11 day of June, 1974
SIGNED, sealed and delivered in the presence of:
[Signatures] (SEAL)
[Signatures] (SEAL)
[Signatures] (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 11 day of June, 1974
[Signature] (SEAL) *[Signature]*
Notary Public for South Carolina
My commission expires: 1/1/78

STATE OF SOUTH CAROLINA }
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 11 day of June, 1974
[Signature] (SEAL)
Notary Public for South Carolina.
My commission expires: _____

RECORDED this DEC 30 1974 day of at 4:01 P.M. No. 15053

4328 RV.2