

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

1027-919

KNOW ALL MEN BY THESE PRESENTS, that Banker's Trust of South Carolina, Trustee  
U/W of Paul Browning - Marital Trust

in consideration of Twenty-Eight Thousand, Eight Hundred -- (\$28,800.00) ----- 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 Robert Rovner and Anita A. Rovner, their heirs and assigns forever:

A Forty-Eight (48%) per cent interest in and to the following described land:

ALL that certain piece, parcel or lot of land with the buildings and improvements thereon, situate, lying and being at the southeast corner of the intersection of North Main Street and East Coffee Street, in the City of Greenville, County of Greenville, State of South Carolina, and having, according to a survey thereof made by R. E. Dalton, May, 1938, the following metes and bounds:

BEGINNING at a point at the southeast corner of the intersection of North Main Street and East Coffee Street, and running thence with the east side of North Main Street, S. 20-25 W. 38.2 feet to a point at the center of a 13-inch brick wall; thence through the center of said 13-inch brick wall, S. 69-35 E. 144.6 feet to a point in the center of an 8.4 foot alley; thence with the center of said alley N. 20-25 E. 38.2 feet to a point on the south side of East Coffee Street to and with the north edge of an 18-inch brick wall, N. 69-35 W. 144.6 feet to the point of beginning.

TOGETHER with all the right, title and interest of the grantor in and to the 13-inch brick party wall located on and along the southern side of the above described lot and also all the right, title and interest in and to the 8.4 foot alley and the use thereof running from the south side of East Coffee Street along the eastern edge of the property above described.

Greenville County  
31-90  
1st 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(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 1 day of December, 1975

SIGNED, sealed and delivered in the presence of:

*Bonnie M. Morrow*

BANKER'S TRUST OF SOUTH CAROLINA, (SEAL)  
TRUSTEE U/W OF PAUL BROWNING--  
MARITAL TRUST (SEAL)  
BY: *John D. Alley* (SEAL)  
Assistant Trust Officer (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.

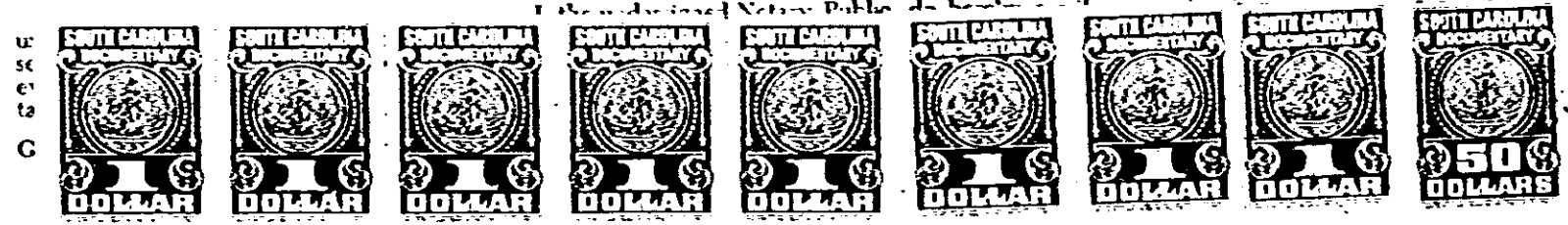
SWORN to before me this 1 day of December 1975.

*Bonnie M. Morrow* (SEAL)  
Notary Public for South Carolina.

My commission expires 12/15/77

STATE OF SOUTH CAROLINA  
COUNTY OF

RENUNCIATION OF DOWER  
(N/A)



Notary Public for South Carolina.

My commission expires

RECORDED this DEC 1 1975 day of at 3:43 P. M., No. 14249

4328 RV-25