

JUL 2 12 18 PM '76

DONNIE S. TANKERSLEY

TITLE TO REAL ESTATE - INDIVIDUAL FORM - Dillard & Mitchell, P.A., Greenville, S. C.

VOL 1039 PAGE 83

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that J. T. STOVER

in consideration of FORTY FIVE THOUSAND AND NO/100 ----- (\$45,000.00) --- 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 WILLIAM A. COOLEY, his heirs and assigns forever:

All those pieces, parcels or lots of land, together with all buildings and improvements, situate, lying and being at the southwestern corner of the intersection of Pendleton Street with Markley Street, in the City of Greenville, Greenville County, South Carolina, being shown and designated on a plat of the property of THE TEXAS COMPANY made by Dalton & Neves, Engineers, dated February 1946, recorded in the R. M. C. Office for Greenville County, South Carolina, in Plat Book B, page 137A, and shown in part on a plat of the property of WALTER S. GRIFFIN, JR. made by Dalton & Neves, Engrs., dated October 1960, recorded in the R. M. C. Office for said County and State in Plat Book VVV, page 169, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at a point on the pavement at the southwestern corner of the intersection of the right of way of Markley Street with Pendleton Street and running thence with the southern side of Pendleton Street, S. 70-20 W., 102 feet to a point on a wall at the corner of property now or formerly owned by Kalil Howard; thence with the line of the Howard property, S. 17-48 E., 75 feet to a point; thence continuing S. 17-48 E., 24.5 feet to an iron pin at the corner of property now or formerly owned by Eleanor Jordan; thence with the line of said property, N. 73-48 E., 104.75 feet to an iron pin on the right of way of Markley Street; thence with the western side of Markley Street, N. 19-13 W., 30.5 feet to a point; thence continuing with said side of Markley Street, N. 19-13 W., 75 feet to an iron pin, point of BEGINNING.

The above described property is the same conveyed to the grantor herein by deed of Texaco, Inc. recorded on November 29, 1967 in Deed Book 833, page 503, and by deed of The Greenville Little Theatre recorded on June 9, 1969 in Deed Book 869, page 421, and is hereby conveyed subject to rights of way, easements for local utility service of public record.

The grantee herein assumes and agrees to pay City and County of Greenville property taxes for the tax year 1976 and subsequent years.

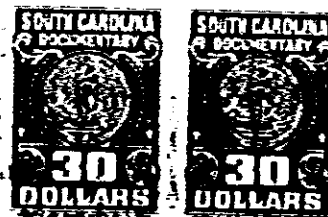
- 500 73-4-1, 1, 1

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 assigns against the grantor(s) and the grantor(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 2nd day of July 1976 Signed, sealed and delivered in the presence of:

Aileen S. Padman (SEAL)

J. T. Stover



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 2nd day of July 19 76

Aileen S. Padman (SEAL)
Notary Public for South Carolina
My commission expires: 11-21-84

J. T. Stover



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 2nd day of July 19 76
Aileen S. Padman (SEAL)
Notary Public for South Carolina
My commission expires: 11-21-84

Irene S. Stover

RECORDED this 2nd day of July 19 76 at 12:18 P/ M. No. 258

4328 RV-2J