

FILED
 GREENVILLE CO. S. C.
 STATE OF SOUTH CAROLINA
 COUNTY OF GREENVILLE
 DONNIE S. TANKERSLEY
 KNOW ALL MEN BY THESE PRESENTS
 C. A. B. C., INC.

Grantee's Address:
 429 Long Street Drive
 Route 4
 Greer, South Carolina 29651
 VOL 1040 PAGE 371

in consideration of ONE DOLLAR AND OTHER CONSIDERATIONS BEING VALUABLE BY LAW _____ 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

RICHARD WAYNE HART, his heirs and assigns forever, For True Consideration See Affidavit

A ONE-HALF UNDIVIDED INTEREST IN: Book 39 Page 1184

ALL that certain piece, parcel or lot of land situate and lying in Greenville County State of South Carolina on the northern side of Cedar Lane Road and being more particularly described on the unrecorded plat of property of Victoria and Robert Duncan prepared by J. L. Hill, IS, on October 6, 1961; and according to said plat having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Cedar Lane Road 49.4 feet from the intersection of Elli Street and running thence with the northern boundary of said road S. 79-39 E. 61.5 feet to an iron pin; thence running N. 9-33 E. 195.3 feet to an iron pin; thence running N. 79-50 W. 61.5 feet to an iron pin on the common boundary of the property in question and a lot designated as Ballew lot; thence running N. 7K-39 W. 71.4 feet to an iron pin on the easterly side of Elli Street; thence running with the eastern boundary of said Elli Street S. 3-10 W. 59.6 feet to an iron pin; thence continuing with the eastern boundary of said Elli Street S. 3-10 W. 43.7 feet to an iron pin; thence S. 79-39 E. 59.6 feet to an iron pin; thence running S. 9-33 W. 92.7 feet to an iron pin on the northern boundary of Cedar Lane Road, the point of beginning.

- 235 - 146 - 12 - 15, 16, 17 (noted)

This being the same property conveyed to A. B. C., Inc. and which is recorded in Deed Book 975, Page 506 in the R&C Office for Greenville County, South Carolina, on May 28, 1973 from W. Richard James and Philip K. Trammell.



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 28th day of July, 1976. A. B. C., INC.

SIGNED, sealed and delivered in the presence of:

Don M. Harlan
Rich D. Harlan

Philip K. Trammell (SEAL)
 BY: PHILIP K. TRAMMELL, PRESIDENT (SEAL)
 _____ (SEAL)
 _____ (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 28th day of July, 1976

Rich D. Harlan (SEAL)
 Notary Public for South Carolina.

Don M. Harlan

My commission expires 12/18/81

STATE OF SOUTH CAROLINA }
 COUNTY OF _____ }

RENUNCIATION OF DOWER CORPORATE GRANTOR

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 singular the premises within mentioned and released.

GIVEN under my hand and seal this _____ day of _____ 19 _____

 Notary Public for South Carolina. (SEAL)

My commission expires _____

RECORDED this 29th day of July, 1976, at 9:33 A/ M., No. 2760

0371

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