

TITLE TO REAL ESTATE Prepared by DAVIS & FARR, Attorneys at Law, 210 West Stone Ave., Greenville, S.C. 29609
GREENVILLE CO. S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

JAN 6 2 56 PM '77

DONNIE S. TANKERSLEY
Gerald T. Sprout and Doris C. Sprout

in consideration of Seventeen Thousand----- Dollars,
(\$17,000.00)
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 Skenteris, his heirs and assigns forever:

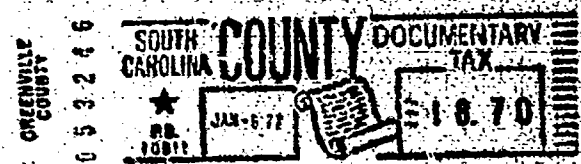
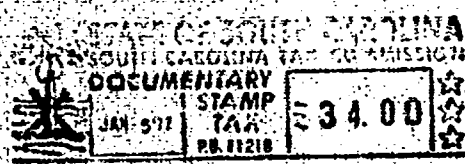
ALL that piece, parcel or lot of land with improvements thereon, lying and being on the eastern side of Bennett Street in the City and County of Greenville, South Carolina being shown and designated as Lot No. 12 and 30 feet of Lot No. 13 on plat of Northwood recorded in the RMC Office for Greenville County in Plat Book "J" at Pages 102 and 103 and having according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the eastern side of Bennett Street, which pin is 100 feet south from the corners of the intersection of Bennett Street and Boxwood Road in front line of Lot No. 13 and running thence through Lot No. 13 S. 71-32 E. 150 feet to an iron pin in the line of Lot No. 11; thence with line of Lot No. 11 S. 19-30 W. 93 feet to an iron pin on branch; thence with middle of said branch N. 71-32 W. 150 feet to an iron pin on Bennett Street; thence with the east side of Bennett Street N. 19-30 E. 93 feet to the point of beginning.

- 519- 187- 7- 3 NOTED

THIS conveyance is made subject to any and all existing reservations, easements, rights-of-way, zoning ordinances and restrictions or protective covenants that may appear of record, on the recorded plat(s) or on the premises.

DERIVATION: This is the same property conveyed to grantors herein by deed of Thomas B. Phillips, Jr. and Janice B. Phillips dated June 28, 1974 and recorded in the RMC Office for Greenville County in Deed Book 1002 at Page 166 on June 28, 1974.



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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns against the grantor(s) and the grantor's(s') heirs, successors and assigns 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 6th day of January, 1977
SIGNED, sealed and delivered in the presence of:
Gerald T. Sprout (SEAL)
Doris C. Sprout (SEAL)

STATE OF SOUTH CAROLINA } PROBATE
COUNTY OF GREENVILLE }
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 other witness subscribed above witnessed the execution thereof.
SWORN to before me this 6th day of January, 1977.
Timothy H. Farr (SEAL)
Notary Public for South Carolina My commission expires: 1-28-86

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER
COUNTY OF GREENVILLE }
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, 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 6th day of January, 1977.
Doris C. Sprout (SEAL)
Notary Public for South Carolina My commission expires: 1-28-86

RECORDED this _____ day of JAN 6 1977 19 _____ at 2:56 P. M., No. 18166

RECORDED

4328 (W-2)