

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

Grantees' Address: P. O. Box 1268
Greenville, S. C. 29602

KNOW ALL MEN BY THESE PRESENTS, that TERRY BATY CULBERTSON

in consideration of Twenty-Three Thousand Five Hundred and no/100 (\$23,500.00)-----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 JAMES W. CHILDERS, III and TONI C. CHILDERS, their heirs and assigns
forever:

ALL that lot of land in Greenville County, South Carolina, known and designated
as Lot No. 171 as shown on a plat entitled Chanticleer, Section V, made by
Webb Surveying and Mapping Company, dated July 1970 and recorded in the R.M.C.
Office for Greenville County in Plat Book "4F" at Page 41; and having,
according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the east side of Garden Trail at the joint front
corners of Lots 171 and 172, and running thence S. 35-56 E. 174.7 feet to an
iron pin; thence N. 54-28 E. 130 feet to an iron pin; thence N. 35-27 W. 180
feet to an iron pin on the right-of-way of Garden Trail; thence along the
right-of-way of Garden Trail S. 55-18 W. 81 feet to an iron pin; thence
continuing along the right-of-way of Garden Trail S. 46-43 W. 50 feet to the
point of beginning. — 156 — WG 1.3 — 1 — 172

This conveyance is subject to any and all existing reservations, easements,
rights-of-way, zoning ordinances and restrictions or protective covenants that
may appear of record or on the premises.

Derivation: Deed of Chanticleer Real Estate Co. recorded June 9, 1977 in
Deed Book 1058 at Page 213.

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 administra-
tors 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 7th day of June, 1977.

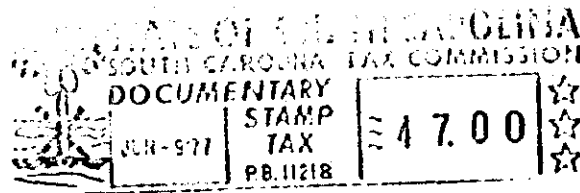
SIGNED, sealed and delivered in the presence of:

S. Gray Walsh
Luetta A. Pratt

Terry Baty Culbertson (SEAL)
Terry Baty Culbertson

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 deed and that (s)he, with other witness subscribed above
witnessed the execution thereof.

SWORN to before me this 7th day of June, 1977.

S. Gray Walsh (SEAL)
Notary Public for South Carolina
My commission expires: 9/2/79

Luetta A. Pratt

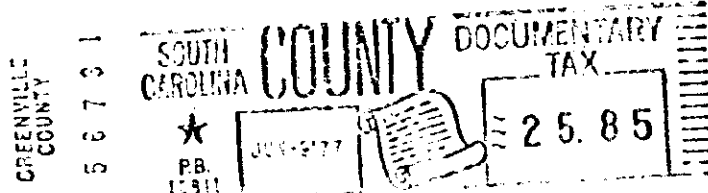
STATE OF SOUTH CAROLINA
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RENUNCIATION OF DOWER

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 whom-
soever, 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
day of 19 77.

(SEAL)
Notary Public for South Carolina.
My commission expires:



RECORDED this day of 1977 at
Recorded June 9, 1977 At 9:39 A.M. No.

4328 RV-2