

Address: L. C. V. 1090 871

Prepared by WYCHE, BURGESS, FREEMAN & PARHAM, P. A., Attorneys at Law, Greenville, S.C.

1090 PAGE 871

State of South Carolina

TITLE TO REAL ESTATE

GREENVILLE COUNTY

Know All Men by These Presents:

Coal Yard Associates, a partnership consisting of F. Earle Gaudin, Kirk R. Craig, and William T. Davis, hereafter referred to as Grantor, in consideration of the sum of Ten Dollars and other valuable consideration XXXXX, paid to Grantor by W. Ray Gibson, hereafter referred to as Grantee, at and before the sealing of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the said Grantee, his heirs and assigns, forever:

For True Consideration See Affidavit

Book 40 Page 667

ALL that certain piece, parcel or lot of land, with all improvements thereon, situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina, being designated as Lot No. 4 on a plat of Washington Park, recorded in the RMC Office for Greenville County in Plat Book 4X at Page 92, and having, according to said plat, the following metes and bounds:

BEGINNING at an iron pin on the northwestern side of Nash Street (formerly known as Hunt Street, joint front corner of Lots 4 and 8 and running thence with the joint line of said lots N 16-17 W, 70.92 feet to an iron pin; thence turning and running along the rear lines of lots 8, 7, and 6, N 54-27 W, 136.0 feet to an iron pin at the joint corner of lots 3, 4, 5, and 6; thence turning and running along the line of lot 3, N 35-33 E, 35.0 feet to an iron pin; thence continuing along the line of lot 3, N 72-44 E, 93.0 feet to an iron pin; thence continuing along the line of lot 3, S 17-16 E, 162.0 feet to an iron pin; thence continuing with the line of lot 3, S 51-14 E, 7.84 feet to an iron pin on the northwestern side of the right of way of Nash Street; thence turning and running with the northwestern side of the right of way of Nash Street, S 22-12 W, 23.0 feet to an iron pin; thence continuing with the curve of Nash Street, 33.88 feet to the point of beginning.

-500-672-1-7

This conveyance is made subject to all easements, encumbrances, or other restrictions of record, including but not limited to the Restrictive Covenants applicable to Washington Park, recorded in said Office in Deed Book 1011 at Page 515, and as amended by Amendment to Restrictive Covenants recorded in Deed Book 1086 at Page 963.

DERIVATION CLAUSE: on back of Deed

TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining;

TO HAVE AND TO HOLD all and singular the said premises before mentioned unto the Grantee and Grantee's Heirs/Successors and Assigns forever. AND Grantor does hereby bind Grantor and Grantor's Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto Grantee and Grantee's Heirs/Successors and Assigns against Grantor and Grantor's Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the hand and seal of Grantor this 26th day of

October 19, 78.

COAL YARD ASSOCIATES

By: F. Earle Gaudin (Seal)
By: Kirk R. Craig (Seal)
By: William T. Davis (Seal)

Signed, Sealed and Delivered in the Presence of

W. Carl Deale (Seal)

Grantor

STATE OF SOUTH CAROLINA,

GREENVILLE COUNTY

Personally appeared before me the undersigned witness and made oath that he saw Grantor sign, seal and as Grantor's act and deed deliver the written deed and that said witness together with the other witness whose name is also above subscribed witnessed the execution of the within deed by Grantor.

Sporn to before me this

26th day of Oct., 1978

W. Carl Deale (Seal)
Notary Public for South Carolina

My Commission expires 9/29/81

STATE OF SOUTH CAROLINA,

GREENVILLE COUNTY

NOT NECESSARY

RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify

unto all whom it may concern, that Mrs. [Name] wife of the within named Grantor did this day appear before me, and 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 or persons whomsoever, renounce, release, and forever relinquish unto Grantee and Grantee's Heirs/Successors and Assigns, all her interest and estate, and also all her right and claim of Dower of, in or to all and singular the premises above described.

GIVEN under my hand and seal this

[Day] day

My Commission +
Recorded this -

67.0

RECORDED
TAX 29.00

GREENVILLE COUNTY

070205

SOUTH CAROLINA COUNTY DOCUMENTARY TAX 15.95

(CONTINUED ON NEXT PAGE)

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