

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE

GRANTEE:
4848 Crosscreek Lane
Greenville, South Carolina VOL 1093 PAGE 423

KNOW ALL MEN BY THESE PRESENTS, that NADINE MARUCA

in consideration of One and No/100 (\$1.00) Dollar love and affection ----- Dollars XXXX
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto

HENRY J. KLEMCHUK, his heirs and assigns, forever:

All that piece, parcel or lot of land situate, lying and being in Greenville County, State of South Carolina, being shown and designated as Lot No. 44 of Mountainbrooke Subdivision, Section One, plat of which is recorded in the R.M.C. Office for Greenville County in Plat Book 4F, Page 47 and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Crosscreek Lane at the joint front corner of Lots 43 and 44 and running thence N. 48-00-50 W., 200 feet to an iron pin at the joint rear corner of Lots 43 and 44; thence along the rear of Lot 44 S. 41-59-10 W., 92.59 feet to an iron pin at the joint rear corner of Lots 44 and 45; thence continuing along the common line of Lots 44 and 45 S. 48-00-50 E., 200 feet to an iron pin on the northern side of Crosscreek Lane; thence continuing along the northern side of Crosscreek Lane N. 41-59-10 E., 92.59 feet to an iron pin, being the point of beginning.

LESS, HOWEVER, a portion of Lot 44, Mountainbrooke Subdivision as shown on a plat of property of Stephen A. Reynolds and Carolyn H. Reynolds, recorded in the R.M.C. Office for Greenville County in Plat Book 6J, Page 95, which Henry J. Klemchuk and Olga F. Klemchuk conveyed to Stephen Alexander Reynolds and Carolyn Harrill Reynolds on March 9, 1978, said deed being recorded in the R.M.C. Office for Greenville County on March 24, 1978, in Deed Book 1075, Page 894.

This conveyance is made subject to all easements, restrictions and rights of way, if any, including road rights of way, appearing of record affecting this property.

Olga F. Klemchuk died intestate in Greenville County on September 24, 1978, leaving Mary Fenson, Sophie Potochnik, Mary Wiwigiac and Nadine Maruca and Henry J. Klemchuk as her heirs at law. This is the property which these heirs inherited under the intestacy laws of the State of South Carolina. See Greenville County Probate Court Apartment 1533, File 30.

- 200-540.8-1-44
NOTE

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 22nd day of November, 1978

SIGNED, sealed and delivered in the presence of:

Nadine Maruca (SEAL)
NADINE MARUCA
Jean O'Neil (SEAL)
John J. Cunnerton (SEAL)
(SEAL)

STATE OF ~~SOUTH CAROLINA~~ ^{NEW YORK} }
COUNTY OF Broome

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 21st day of November 1978.

John J. Cunnerton (SEAL) Jean O'Neil
Notary Public for ~~South Carolina~~ ^{New York}
My commission expires March 30, 1980

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER N/A WOMAN GRANTOR
COUNTY OF

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____
N____ (SEAL)
Notary Public for South Carolina.

My commission expires _____
RECORDED this _____ day of DEC 8 1978, at 9:24 A. M., No. 17469

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