

P.O. Box 1710, Santa Cruz, Ca

LAW OFFICES OF LATHAN, FAYSSOUX, SMITH & BARBARE, P.A., GREENVILLE, SOUTH CAROLINA

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TITLE TO REAL ESTATE
FILED
CO. S. C. VOL 1118 PAGE 353

JAN 3 3 04 PM '80

DONNIE S. TANKERSLEY
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that T. Walter Brashier

in consideration of One million, two hundred thirty thousand four hundred forty three and Dollars, 87/100 (\$1,230,443.87) and assumption of a mortgage more specifically described below the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Victor Bogard, Jr., Bradley B. Bogard, James D. Bogard and William Vernon Hart, their heirs and assigns forever

All that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, containing 10.35 acres and having, according to plat entitled "Property of T. Walter Brashier" and recorded in the RMC Office for Greenville County in Plat Book 7-0 at page 67, being prepared by W. R. Williams, Jr., and being dated June 15, 1978, the following metes and bounds: 530.4 - 1 - 4.14

Beginning at an iron pin located on the northern side of the right of way of Pelham Court in the County of Greenville, State of South Carolina and running thence N. 21-41 W. 322.0 feet to an iron pin; thence turning and running N. 25-09 W. 94.1 feet to a pin located in the center of creek; thence with the center line of the creek as the property line, N. 31-31 E. 731 feet to an iron pin; thence turning and running S. 37-05 E. 446.4 feet to an iron pin; thence turning and running S. 58-21 E. 84.2 feet to an iron pin; thence turning and running S. 51-41 E. 256.7 feet to an iron pin located on the northern side of the right of way of S. C. Highway 14; thence turning and following the right of way of S. C. Highway 14, S. 32-51 W. 58.7 feet, S. 33-49 W. 99.5 feet, S. 34-54 W. 99.5 feet, S. 33-24 W. 43.3 feet to a point located approximately 665 feet, more or less, to C. L. Pelham Road; thence turning and running N. 56-22 W. 250.0 feet to an iron pin; thence turning and running S. 37-45 W. 351.2 feet to an iron pin; thence turning and running S. 48-41 W. 92.7 feet to an iron pin located on the right of way of the cul-de-sac of Pelham Court; thence turning and following the right of way of the cul-de-sac of Pelham Court, N. 27-41 W. 61.5 feet, N. 80-18 W. 25.4 feet, S. 70-09 W. 25.6 feet and S. 28-44 W. 55.2 feet to the point of beginning.

This conveyance is made subject to all restrictions, setback lines, roadways, zoning ordinances, easements and rights of way appearing on the property and/or of record.

This is a portion of the property conveyed to the grantor by deed of DeBora Resources (over)

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)' heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(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)' 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 2nd day of January, 1980
SIGNED, sealed and delivered in the presence of:
T. Walter Brashier (SEAL)
[Signature] (SEAL)
[Signature] (SEAL)
[Signature] (SEAL)

STATE OF SOUTH CAROLINA } PROBATE
COUNTY OF }
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 2nd day of January 1980
[Signature] (SEAL) [Signature] (SEAL)
Notary Public for South Carolina
My commission expires 1/18/80

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)' 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 2nd day of January 1980
[Signature] (SEAL) [Signature] (SEAL)
Notary Public for South Carolina
My commission expires 1/18/80

RECORDED this _____ day of _____ 19____, at _____ M., No. _____

GCTO --- 1 JA0380 1458 4.00CI

1-4

530.4 - 1 - PT 4

0353

4328 RV-2