

Grantee's Address: Apartment-3, Town Park Condom., E. North St., Greenville, S. C., 29615.
TITLE TO REAL ESTATE-Offices of Leatherwood, Walker, Todd & Mann, Attorneys at Law, Greenville S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

4:54 PM '80
B. B. BERSLEY
M.C.

1119-877

KNOW ALL MEN BY THESE PRESENTS, that Robert S. Peele and Helen Peele

in consideration of Thirty Thousand (\$30,000.00) Dollars,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s), the receipt of which is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto Royal B. Young, his heirs and assigns:

ALL that piece, parcel or lot of land, with all improvements thereon, situate, lying and being in Greenville Township, Greenville County, State of South Carolina, located about 3-1/2 miles from the Greenville County Courthouse on the west side of Augusta Road (U.S. Highway No. 25) and being shown on a plat prepared by W. R. Williams, Jr., Engineer/Surveyor, dated January 21, 1980, entitled "Survey for Royal B. Young", and having according to said plat and survey the following metes and bounds, to-wit:

BEGINNING at an iron pin on the west side of Augusta Road at the corner of property now or formerly belonging to Cheros, said point being 95 feet north of the intersection of Patton Road and Augusta Road, and running thence S. 88-45 W. 95.2 feet to an old iron pin in line of property now or formerly belonging to Blakeley; thence N. 1-20 W. 80.8 feet to an old iron pin in line of property now or formerly belonging to Albert; thence N. 77-45 E. 113.7 feet to an iron pin on the western right of way line of Augusta Road; thence with the western right of way of Augusta Road S. 1-13 E. 102.5 feet to the beginning corner.

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ALSO, all of the right, title and interest of grantor in and to a permanent easement for means of ingress and egress over and across a certain triangular strip located on the west side of Augusta Road at the joint front corner of property now or formerly belonging to Cheros, and being described as follows:

BEGINNING at the joint front corner of the property above described and property now or formerly belonging to Cheros and running thence with the western right of way line of Augusta Road S. 1-13 E. 16.9 feet; thence N. 45-00 W. 23.4 feet; thence N. 88-45 E. 16.2 feet to the point of beginning.

This is the same property conveyed to Grantors herein by deed of B. L. Peele and Mattie E. Peele, dated August 1, 1979 and recorded on August 20, 1979 in the R.M.C. Office for Greenville County, S. C. in Deed Book 1109, at Page 714.

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) does 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 30 day of January 1980. assigns

SIGNED, sealed and delivered in the presence of:

Helen C. Peele (SEAL)
Robert S. Peele
Helen C. Peele (SEAL)
Helen Peele
John R. Young (SEAL)
John R. Young

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

PROBATE

Personally appeared the undersigned witness and made oath that she saw the within named grantor(s) sign, seal and as the grantor(s)'s agent and deed, deliver the within written deed and that she, with the other witness subscribed above, witnessed the execution thereof.

SWORN to before me this 30th day of January 1980.

Helen C. Peele (SEAL)
Helen C. Peele
John R. Young (SEAL)
John R. Young

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife, whose 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, duress or fear of any person whomsoever, release, relinquish 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 and singular the premises within mentioned and released.

GIVEN under my hand and seal this

30th day of January, 1980.
Helen C. Peele (SEAL)
Helen C. Peele
John R. Young (SEAL)
John R. Young

RECORDED on 30th day of Jan. 1980.
at 4:54 P.M. 23-169

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