

Grantee's Address: P. O. Box 1449, Greenville, S.C. 29602

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

1800-252

State of South Carolina
GREENVILLE COUNTY

TITLE TO REAL ESTATE

Know All Men by These Presents:

That THE CRESCENT GROUP, a General Partnership, hereafter referred to as Grantor, in consideration of the sum of corrective deed DOLLARS, paid to Grantor by CITIZENS & SOUTHERN NATIONAL BANK OF SOUTH CAROLINA, Greenville, South Carolina, hereafter referred to as Grantee, it 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, its successors or assigns forever:

ALL that certain piece, parcel or lot of land, located, lying and being in the County of Greenville, State of South Carolina, lying on the Western side of the right-of-way of Haywood Road and having, according to survey entitled "Topographical Survey for the Crescent Group", dated February 10, 1978, prepared by W. R. Williams, Jr., Engineer, the following metes and bounds, to-wit:

BEGINNING at an old iron pin on the Western edge of the right-of-way of Haywood Road at the joint front corner of the within tract and property now or formerly of Caper House, Inc., and running thence, N. 89-51 W., 199.9 feet to an old iron pin; thence N. 0-09 E., 121.9 feet to an iron pin; thence S. 86-32 E., 187 feet to an iron pin on the Western edge of the right-of-way of Haywood Road; thence, S. 6-39 E., 111.8 feet to an old iron pin, the point and place of beginning, containing 0.52 acres, more or less.

111 519-543.3-1-7.33 (note)

Together with an easement for ingress and egress over, across and upon a strip of land to be used as a road along the northern boundary of the within property, running in a westerly direction from Haywood Road, said strip being 30 feet in width.

This is a portion of the property conveyed to the Grantor herein by deed of General Properties, Inc., recorded in the Greenville County R.M.C. Office in Deed Book 1077 at Page 157 on the 19th day of April, 1978.

Also together with an easement for access along the western boundary of the within described property being the same easement reserved by the Grantor herein in Deed recorded in the Greenville County R.M.C. Office in Deed Book 1077 at Page 158.

This conveyance is made subject to all easements, covenants, conditions, restrictions and rights of way which are a matter of record and/or actually existing on the ground affecting the above described property.

-----see reverse-----

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 21 day of JANUARY, 1980.

Signed, Sealed and Delivered in the Presence of

Maryann S. Fuchs
Gayer M. Duncan

see reverse for additional signatures

THE CRESCENT GROUP, a General Partnership (Seal)

BY: [Signature] (Seal)
And: [Signature] (Seal)
And: [Signature] (Seal)
its partner 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.

Sworn to before me this 21 day of January, 1980
[Signature] (Seal)
Notary Public for South Carolina

My Commission expires January 1, 1979

STATE OF SOUTH CAROLINA,
GREENVILLE COUNTY

RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify

unto all whom it may concern, that Mrs. _____, 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 of _____, 19____ (Seal)
Notary Public for South Carolina

My Commission expires January 1, 197____
Recorded this _____ day of _____, 19____ at _____ M., No. _____

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