

106 FAIRFAX DRIVE, GREENVILLE, S.C.

112-19

TITLE TO REAL ESTATE prepared by McDonald, Cox & Anderson, Attorneys at Law

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE } 10 28 AM '80

KNOWN ALL MEN BY THESE PRESENTS, that we, L. O. Bayne and Lucille Keeler Bayne,

in consideration of One (\$1.00) ----- Dollars,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Bayne Bros. Roofing Co., Inc., its successors and assigns:

ALL that certain piece, parcel or lot of land situate, lying and being near the City of Greenville, in the County of Greenville, being shown on a plat of the property of Bayne Roofing Company prepared by Carolina Surveying Company dated 17 of July, 1978, and recorded in the R. M. C. Office for Greenville County, South Carolina, in Plat Book 6 U, at page 9. For a metes and bounds description reference to the above plat is hereby craved.

This is the same property conveyed to J. C. Bayne and L. O. Bayne by deed recorded in the R. M. C. Office for Greenville County in Deed Vol. 1087 at Page 343 on September 14, 1978. J. C. Bayne died on April 15, 1980, leaving Lucille Keeler Bayne as sole Beneficiary and Executrix of his Estate as will appear by reference to Apartment 1610, File 10 in the Probate Court for Greenville County.

This conveyance is made subject to such easements, restrictions, zoning ordinances and rights of way as may appear of record or on the premises.

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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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns against the grantor(s) and the grantor's(s') heirs, successors and assigns 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 19th day of August 19 80.

SIGNED, sealed and delivered in the presence of:

Mary C. Zemplitor
Paul H. M. [Signature]

L O Bayne (SEAL)
Lucille Keeler Bayne (SEAL)
Executrix of the Estate of J. C. Bayne (SEAL)

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE } 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 deed and that (s)he, with other witness subscribed above witnessed the execution thereof.

SWORN to before me this 19th day of August 19 80 .

Paul H. M. [Signature] (SEAL)
Notary Public for South Carolina
My commission expires: 11/4/80

Mary C. Zemplitor

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE } RENUNCIATION OF DOWER

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, 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 19th day of August 1980 .
Paul H. M. [Signature] (SEAL)
Notary Public for South Carolina.
My commission expires: 11/4/80

Octavia Moody Bayne

RECORDED this SEP 10 1980 day of _____ 19 _____ at 10:28 A. M. No. 7731

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