

(etc)

GRANTEE'S MAILING ADDRESS: 23 Oriole Street, Greenville, S. C. 29609
TITLE TO REAL ESTATE—Prepared by SIDNEY L. JAY, ATTORNEY AT LAW, 114 MANLY STREET, GREENVILLE, SOUTH CAROLINA

State of South Carolina } CO. S. C.
COUNTY OF GREENVILLE } 23 PH '80

BOOK 1135 PAGE 428

Know All Men by These Presents:

That I, Michael A. Dean, R.M.C.

in the State aforesaid,

in consideration of the sum of Fifty-Five Hundred and No/100 (\$5,500.00)----- DOLLARS,
and assumption of mortgage,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said grantee(s) WILLIAM C. STUART AND RUSSELL J. BIK, PARTNERS, D/B/A STUART-BIK ASSOCIATES:

All that certain piece, parcel, or lot of land in the City of Greenville, County of Greenville, State of South Carolina, containing .39 acres, situate, lying, and being on the northeastern side of Eastlan Drive, also known as Wickliffe Street, being known and designated as Lot 9 on plat of Carolina Court, recorded in Plat Book "F", at Page 96 and being more recently described according to plat of Michael A. Dean, prepared by John R. Long, RLS, dated November 5, 1979, recorded in Plat Book "7 Q", at Page 92, RMC Office for Greenville County, S. C., to wit:

BEGINNING at an old iron pin on the northeastern side of Eastlan Drive at the joint front corner of Lots 9 and 10 and running thence along said Drive N. 54-55-00 W. 69.94 feet to an old iron pin at the joint front corner of Lots 8 and 9; thence along the common line of said lots, N. 27-36-44 E. 253.62 feet to an old iron pin at the joint rear corner of said lots; thence S. 72-38-02 E. 60.42 feet to an old iron pin at the joint rear corner of Lots 9 and 10; thence along the common line of said lots S. 25-32-27 W. 273.64 feet to an old iron pin at the joint front corner of said lots, the point of BEGINNING.

The within conveyance is subject to restrictions, utility easements, rights of way, zoning regulations, and other matters as may appear of record, on the recorded plats, or on the premises.

The within is the identical property heretofore conveyed to the grantor by deed of Sadie H. Watkins, recorded 4 January 1980, RMC Office for Greenville County, S. C., in Deed Book 1118, at Page 394.

As a part of the consideration, grantee assumes and agrees to pay the balance due on that certain mortgage from the grantor to Fidelity Federal Savings & Loan Association, original amount of \$24,500.00, recorded 4 January 1980, RMC Office for Greenville County, S. C., in Mortgage Book 1492, at Page 520, upon which there is a present balance due in the amount of \$24,365.38.

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(s) hereinabove named, 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, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s') Heirs, or Successors and Assigns against the grantor(s) and the grantor's(s') Heirs 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 14th day of October, 19 80

Michael A. Dean (Seal)

Signed, Sealed and Delivered in the Presence of

Barbara J. Payne

STATE OF SOUTH CAROLINA
DOCUMENTARY TAX COMMISSION
DOCUMENTARY TAX STAMP
\$ 11.00

State of South Carolina

COUNTY OF GREENVILLE

Personally appeared before me 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 14th day of October, A. D., 19 80

Notary Public for South Carolina

Barbara J. Payne

COMMISSION EXPIRES 10/5/89

State of South Carolina

COUNTY OF GREENVILLE

(Grantor is unmarried)
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) 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 or persons whomsoever, renounce, release, and forever relinquish unto the grantee(s) and the grantee's Heirs, or Successors and Assigns, all the interest and estate, and also her right and claim of Dower of, in or to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this 10/8/80

day of October, A. D., 19 80

Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$ U. S. \$

Recorded this 11/23/80 at 12:23 P.M. 11668

SOUTH CAROLINA COUNTY DOCUMENTARY TAX
OCT 14 80
PB 19311
\$ 06.05

4328 RV-2