

FILED
GREENVILLE CO. S. C.
MAR 4 1 55 PM 1983
DONNIE S. TANKERSLEY
R.H.C.

KNOW ALL MEN BY THESE PRESENTS, that RONALD M. BALLENGER and MARY M. BALLENGER

in consideration of One (\$1.00) Dollar; a first refusal option, and love and affection 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 HABIB AGHDAMI and LISA B. AGHDAMI, their heirs and assigns forever:

ALL that certain piece, parcel, or tract of land containing 1.5 acres, situate, lying and being on the western side of Cunningham Road, Greenville County, South Carolina, being shown and designated as Lot 3-A on a Plat of Property of GEORGE E. BALLENGER and ARVENIA M. BALLENGER, prepared by W. R. Williams, Surveyor, dated August 1978, revised February 24, 1983, to include Lots 3-A and 3-B, and having, according to said Plat, the following metes and bounds:

BEGINNING at a nail and cap in the center of Cunningham Road and running thence with the line of Lot 3-A, N 54-51 W, 249.8 feet to an iron pin; thence with the rear line of Lot 3-A, N 35-48 E, 263 feet to an iron pin; thence S 54-51 E, 249.8 feet to a spike in the center of Cunningham Road; thence with Cunningham Road, S 35-48 W, 263 feet to a nail and cap, the point of beginning.

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

This is the same property conveyed by George E. Ballenger and Arvenia M. Ballenger to Ronald M. Ballenger and Mary M. Ballenger by deed dated and recorded December 29, 1978, in Deed Book 1094, Page 568, and by deed dated and recorded January 2, 1979, in Deed Book 1094, Page 700.

Grantees address:
Route 2,
Travelers Rest, SC 29690

8(377) 521.2-1-21.7
OUT OF: 521.2-1-21.4

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) do(es) 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 4th day of March, 19 83

SIGNED, sealed and delivered in the presence of:

G. H. Philpot
Ruth Drake

Ronald M. Ballenger (SEAL)
Ronald M. Ballenger
Mary M. Ballenger (SEAL)
Mary M. Ballenger
(SEAL)

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) act 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 4th day of March, 19 83

Ruth Drake (SEAL) G. H. Philpot

Notary Public for South Carolina

My commission expires 4/25/84

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 whatsoever, renounce, release 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 singular the premises within mentioned and released.

GIVEN under my hand and seal this

4th day of March, 19 83

G. H. Philpot (SEAL) Mary M. Ballenger
Notary Public for South Carolina
Mary M. Ballenger

My commission expires 11/21/90

RECORDED this 4th day of March, 19 83, at 1:55 P/ M., No. 22-21

725

4328-RV-21