

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that Betty Jean Payne, Individually and as Executrix of the Estate of Mary Lois Payne Kendrick; Lila Payne Knight, Individually; and Geneva Payne Powell, Individually,

in consideration of Twelve Thousand Five Hundred and No/100 (\$12,500.00)-----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

Q. R. FOXX PROPERTIES, A SOUTH CAROLINA GENERAL PARTNERSHIP, its successors and assigns, forever:

ALL that certain piece, parcel or lot of land, together with all improvements thereon, situate, lying and being in the County of Greenville, State of South Carolina, being known and designated as Lot No. 8, Section 2, Monaghan Mill Village, as shown on plat thereof recorded in the RMC Office for Greenville County, S. C. in Plat Book S, at Page 180, and having, according to said plat, the following metes and bounds:

BEGINNING at an iron pin on Serrine Street, at the corner of Lots Nos. 7 and 8, and running thence along the line of Lot No. 7, N. 83-26 W. 96.7 feet to an iron pin on a 15-foot alley; thence along said alley, S. 6-42 W. 75 feet to the corner of Lot No. 9; thence along the line of Lot No. 9, S. 83-26 E. 96.8 feet to an iron pin on Serrine Street; thence along said Serrine Street, N. 6-39 E. 75 feet to the beginning corner.

This conveyance is subject to all restrictions, set-back lines, roadways, zoning ordinances, easements, and rights-of-way, if any, affecting the above described property.

13(235) 136-4-11

This is the identical property conveyed to Thomas L. Kendrick and Mary P. Kendrick by deed of Morris Wilton Jones and Williadene Jones, dated July 16, 1957, recorded in the RMC Office for Greenville County, S. C. in Deed Book 580, at Page 450, on July 19, 1957; the said Thomas L. Kendrick died testate on August 15, 1970, leaving as his sole beneficiary, Mary Payne Kendrick (See Apartment 1143, File 4, Office of the Probate Judge for Greenville County, S.C.); the said Mary Payne Kendrick died testate on June 3, (Continued on reverse side hereof)

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)' heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(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)' heirs or successors and assigns against the grantor(s) and the grantor(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 27th day of February, 1984.

SIGNED, sealed and delivered in the presence of

*Barbara B. Boone*  
*John D. Glenn*

*Betty Jean Payne* (SEAL)  
BETTY JEAN PAYNE, Individually and as Executrix under the Will of Mary Lois Payne Kendrick (SEAL)  
*Lila Payne Knight* (SEAL)  
LILA PAYNE KNIGHT, Individually (SEAL)  
*Geneva Payne Powell* (SEAL)  
GENEVA PAYNE POWELL, Individually (SEAL)

STATE OF SOUTH CAROLINA } PROBATE  
COUNTY OF GREENVILLE }

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 written deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 27th day of February, 19 84.

*John D. Glenn* (SEAL)  
Notary Public for South Carolina  
My commission expires: 7/30/90

*Barbara B. Boone*

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER NOT NECESSARY - GRANTORS ARE FEMALE  
COUNTY OF GREENVILLE }

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)' 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 \_\_\_\_\_ day of \_\_\_\_\_ 19 \_\_\_\_\_

\_\_\_\_\_  
(SEAL)  
Notary Public for South Carolina  
My commission expires: \_\_\_\_\_

RECORDED this \_\_\_\_\_ day of \_\_\_\_\_ 19 \_\_\_\_\_ at \_\_\_\_\_ M., No. \_\_\_\_\_

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