

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

RECORDED
MAR 8 10 55 AM '84
DONNIE S. STONER
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that OLD PROPERTY ASSOCIATES, a Limited Partnership

in consideration of One Hundred Twenty-Two Thousand Nine Hundred Forty-Three and No/00----- Dollars,
(\$122,943.00)
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto DOUGLAS A. SMITH, his heirs and assigns, forever:

ALL that certain piece, parcel or lot of land, situate, lying and being in the State of South Carolina, County of Greenville within the corporate limits of the City of Greenville as is more fully shown on a plat entitled "Property of Douglas A. Smith" prepared by Freeland & Associates, Engineers and Land Surveyors dated January 9, 1984, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southern side of College Street at its intersection with North Richardson Street and running thence with the Southern side of College Street S. 57-49 E. 64.83 feet to an X in concrete at the intersection of College Street and North Laurens Street; running thence with the Western side of North Laurens Street S. 21-03 W. 130.04 feet to an iron nail at the corner of property identified on the Greenville County Tax Maps as 2-5-13 and running thence along the line of said property N. 67-46 W. 92.48 feet to an iron nail on the Eastern side of North Richardson Street and running thence with the Eastern side of North Richardson Street N. 41-02 E. 47.44 feet to an iron pin; running thence S. 67-45 E. 13.0 feet to an iron nail at the corner of the building located on the within described property and running thence along the Western side of the building wall as the line N. 20-53 E. 96.28 feet to the POINT OF BEGINNING.

Being the same property conveyed to the Grantor herein by Deed of Douglas N. Kelly by Deed recorded October 2, 1981 in the R.M.C. Office for Greenville County in Deed Volume 1156 at Page 164.

This conveyance is made subject to any restrictions, reservations, zoning ordinances or easements that may appear of record, on the recorded plat(s) or on the premises.

26(500) 2-5-14 & 15

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)'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 7th day of March 19 84

By: OLD PROPERTY ASSOCIATES, a Limited Partnership (SEAL)

SIGNED, sealed and delivered in the presence of:

Patrick W. Grayson
Debra A. Beer

Robert C. Stoner, Jr. (SEAL)
ROBERT C. STONER, Jr., General Partner
Douglas Neal Kelly (SEAL)
DOUGLAS NEAL KELLY, Limited Partner (SEAL)

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

SWORN to before me this 7th day of March 19 84

Patrick W. Grayson (SEAL)
Notary Public for South Carolina.
My Commission Expires: 10/15/89

Debra A. Beer

STATE OF SOUTH CAROLINA

COUNTY OF

NO RENUNCIATION OF DOWER, Grantor is a Limited Partnership

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 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

Notary Public for South Carolina.
My Commission Expires

RECORDED this day of 19 at 4.0000 M. No.

0670

4328-W-2