

GRANTEE'S ADDRESS: P.O. Box 707

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

Vol 1214: 11 Greer, S.C.  
29652

KNOW ALL MEN BY THESE PRESENTS, that HALTER PROPERTIES, A SOUTH CAROLINA LIMITED PARTNERSHIP

in consideration of FIFTY SIX THOUSAND AND NO/100ths 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 DAVID HUGH UPTON, his heirs and assigns forever:

ALL that lot of land in the State of South Carolina, County of Greenville, in the City of Greer, consisting of the easterly portion of Lot No. 5 as shown on a plat of VILLAGE GREER, recorded in Plat Book 7-X at page 39 and being more particularly described as Lot or Unit No. 5-B on a Plat entitled, "Property of Roger S. Vinton, III and Karen K. Vinton", prepared by Carolina Surveying Co. and recorded in Deed Book 1209 at page 422 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northerly side of Village Court, joint front corner with Lot No. 6, and running thence with the edge of Village Court, N. 82 W. 40 feet to an iron pin at the joint front corner with Lot 5-A; thence N. 8-19 W. 66 feet to a point in the rear wall in the town house building; thence continuing with the line of Lot 5-A, N. 0-18 W. 84.7 feet to an iron pin; thence N. 82 E. 28.2 feet to an iron pin; thence S. 88-27 E. 25 feet to an iron pin; thence with the line of Lot No. 6, S. 1-17 W. 147.8 feet to the point of beginning.

THIS is a portion of the property conveyed to the Grantor by deed of Williams Street Development Corp. recorded on January 26, 1984 in Deed Book 1205 at Page 195. Reference is also made to a quit-claim deed from Roger S. Vinton III, et al dated May 24, 1984 to be recorded of even date herewith.

THIS property is conveyed subject to all covenants, conditions and restrictions as contained in an instrument entitled, "Waiver of Horizontal Property Regime and Declaration of Covenants, Conditions, and Restrictions for Village Townhouses No. 5", executed by Halter Properties, Roger S. Vinton, III and Karen K. Vinton" on May 24, 1984 to be recorded of even date herewith.

11-285-G18-S-15.1

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or pertaining, 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) & (s) 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 whatsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor(s)'s hand(s) and seal(s) this 30 day of May, 1984

HALTER PROPERTIES, A SOUTH CAROLINA LIMITED PARTNERSHIP (SEAL)

SIGNED, sealed and delivered in the presence of

*[Signature]* BY *[Signature]* (SEAL)  
*[Signature]* (SEAL)  
*[Signature]* (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 written deed and that (s)he, with the other witness subscribed above, witnessed the execution thereof.

SWORN to before me this 30 day of May 1984

*[Signature]* (SEAL) *[Signature]*

Notary Public for South Carolina  
My commission expires 11-15-88

STATE OF SOUTH CAROLINA }  
COUNTY OF Greenville }

RENUNCIATION OF DOWER /NOT REQUIRED

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 grantor(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 \_\_\_\_\_ day of \_\_\_\_\_ 19\_\_\_\_

*[Signature]* (SEAL)

Notary Public for South Carolina  
My commission expires \_\_\_\_\_

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