

(NTC)

TITLE TO REAL ESTATE—Prepared by SIDNEY JAY ABERNETHY, 114 MANLY STREET, GREENVILLE, SOUTH CAROLINA

State of South Carolina

COUNTY OF GREENVILLE

Known All Men by These Presents:

That Jim Vaughn Enterprises, Inc.

in consideration of the sum of exchange of real estate valued at One and No/100 (\$1.00) in the State aforesaid, -----DOLLARS,

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)

DAVID W. WAYNER, HIS HEIRS AND ASSIGNS, FOREVER:

All that certain piece, parcel, or lot of land in the County of Greenville, State of South Carolina, being a small triangular portion of the southeasterly part of Lot No. 6 and being shown on plat prepared by Carolina Engineering & Surveying Co., December 14, 1972, and having, according to said plat, the following metes and bounds:

BEGINNING at a point in the rear line of Lot No. 6, said point being N. 81-08 W. 10 feet from the original rear corner of Lots Nos. 6 and 7; and running thence N. 0-12 E. 132.3 feet to a point; running thence S. 4-20 E. 133.5 feet to a point being the original rear corner of Lots Nos. 6 and 7; running thence N. 81-08 W. 10 feet to the point of BEGINNING.

The within conveyance is subject to restrictions of record, and is also subject to utility easements and rights-of-way of record or on the ground, along with tap fees, set back lines, and zoning regulations.

DERIVATION: Deed Book 951, at Page 4.

The within described triangle is a portion of Rosewood Acres subdivision recorded in Plat Book MM page 154.

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, Successors and Assigns 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, Successors and Assigns 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 2nd day of January, 19 73

Signed, Sealed and Delivered in the Presence of
[Signature]
Barbara J. Payne

JIM VAUGHN ENTERPRISES, INC. (Seal)
BY: [Signature] (Seal)
President (Seal)

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 2nd day of January, A. D., 19 73
[Signature] (Seal)
Notary Public for South Carolina Commission Expires October 20, 1979

[Signature]
Barbara J. Payne

State of South Carolina

COUNTY OF GREENVILLE

"GRANTOR-CORPORATION" 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 day of A. D., 19 (Seal) Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$ U. S. \$ Recorded this day of 19 at M., No.

FILE OF 538.3-1-69 -276- OUT OF 538.3-1-68