

State of South Carolina
GREENVILLE COUNTY

TITLE TO REAL ESTATE

Known All Men by These Presents:

The Melton Leerell Chastain & Mary Patricia H. Chastain, hereafter referred to as Grantors, in consideration of the sum of Twenty-Four Thousand Seven Hundred Fifty & No/100--- (\$24,750.00) DOLLARS, paid to Grantor by Daniel N. Balman and Sally Balman, hereafter referred to as Grantee, at and before the sealing of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the said Grantee the following described property, to-wit:

ALL that piece, parcel or lot of land situate, lying and being in Greenville County, South Carolina, and being known and designated as Lot No. 86, as shown on a plat of the subdivision of Colonial Hills, Section 5, recorded in the R.M.C. Office for Greenville County in Plat Book 000 at page 21, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northerly side of Fairford Circle, which iron pin is the joint front corner of Lots Nos. 86 and 87 and running thence along the northerly side of Fairford Circle, N. 86-03 W. 50.0 feet to an iron pin; thence continuing along the northerly side of Fairford Circle, N. 79-59 W. 50.0 feet to an iron pin; thence along the joint line of Lots Nos. 85 and 86, N. 1-13 E. 172.5 feet to an iron pin; thence S. 85-36 E. 90.0 feet to an iron pin; thence S. 1-55 E. 177.2 feet to an iron pin, the point of beginning.

This being the same property conveyed by United Land Company, Inc. to the Grantors, dated August 10, 1973, and recorded in Deed Book 982, page 203, R.M.C. Office for Greenville County, South Carolina.

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

A current plat showing the above property has been recorded in Plat Book 51 Page 33.

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GREENVILLE CO. S.C.
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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 and Grantee's Heirs/Successors and Assigns forever. AND Grantor does hereby bind Grantor and Grantor's Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto Grantee and Grantee's Heirs/Successors and Assigns against Grantor and Grantor's Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the hand and seal of Grantor this 8th day of March, 1974.

Melton Leerell Chastain (Seal)
(Melton Leerell Chastain)

Signed, Sealed and Delivered in the Presence of

M. K. [Signature]
Sally Balman

Mary Patricia H. Chastain (Seal)
(Mary Patricia H. Chastain) (Seal)

Grantor

STATE OF SOUTH CAROLINA,
GREENVILLE COUNTY

Personally appeared before me the undersigned witness and made oath that he saw Grantor sign, seal and as Grantor's act and deed deliver the written deed and that said witness together with the other witness whose name is also above subscribed witnessed the execution of the within deed by Grantor.

Sworn to before me this

8th day of March, 1974

[Signature] (Seal)
Notary Public for South Carolina

My Commission expires XXXXX

STATE OF ~~SOUTH CAROLINA~~ Florida
~~GREENVILLE COUNTY~~
County of ~~Durham~~

RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Mary Patricia H. Chastain, wife of the within named Grantor did this day appear before me, and 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 Grantee and Grantee's Heirs/Successors and Assigns; all her interest and estate, and also all her right and claim of Dower of, in or to all and singular the premises above described.

GIVEN under my hand and seal this

8th day of March, 1974

[Signature] (Seal)
Notary Public for South Carolina

Mrs. Mary Patricia H. Chastain
(Mrs. Mary Patricia H. Chastain)

My Commission expires XXXXX

Recorded this day of MAR 14 1974 at M. No. 22765

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