

TITLE TO REAL ESTATE - INDIVIDUAL FORM John M. Dillard, P.A., Greenville, S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
DONNIE S. TANKERSLEY
R.M.C.



Greenville, S.C.
Paid \$ 95.70
Act No. 300 Sec. 1

KNOW ALL MEN BY THESE PRESENTS, that Douglas O. Felt and Linda C. Felt

in consideration of Eighty Seven Thousand and no/100 ----- 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 Brioget Guarino, his heirs and assigns, forever:

ALL that piece, parcel or lot of land, together with all buildings and improvements thereon, situate, lying and being on the northeastern side of Halidon Road, in the City of Greenville, Greenville County, South Carolina, being shown and designated as Lot No. 7 and a portion of Lot No. 5 on a plat of BARKSDALE, property of Huguenin & Douglas, made by Dalton & Neves, Engineers, recorded in the RMC Office for Greenville County, South Carolina, in Plat Book QQ, pages 118 and 119, and having according to a survey of the revision of Lots 3, 4, 5, 7, 9 and 10 of Barksdale, made by Campbell and Clarkson, dated February 21, 1969, the following metes and bounds to-wit:

BEGINNING at an iron pin on the Northeastern side of Haildon Road at the joint front corners of Lots No. 7 and 8 and running thence along the common line of said lots, N. 39-09 E., 226.8 feet to an iron pin; thence N. 15-00 E., 48.6 feet to an iron pin; thence along a new line, N. 15-00 E., 28.3 feet to an iron pin; thence along a new line, N. 29-45 W., 22.1 feet to an iron pin; thence along a new line, S. 62-15 W., 36.7 feet to an iron pin; thence along the line of lots Nos. 5 and 6, S. 67-45 W., 265 feet to an iron pin on Halidon Road; thence along the northeastern side of Halidon Road S. 39-12 E., 200 feet to an iron pin, the point of beginning.

The above described property is the same conveyed to the Grantor by deed of The Douglas Company, recorded in the RMC Office for Greenville County, South Carolina in Deed Book 976, page 515, and is hereby conveyed subject to the rights of way, easements, setback lines and restrictive covenants of public record and actually existing on the ground affecting said property.

The Grantees agree to pay City of Greenville and County of Greenville property taxes for the tax year 1974 and subsequent years.

It is the intent of this deed for the warranties hereinafter set forth to apply only on the property described in a deed from the Douglas Company to the Grantors herein, recorded in the RMC Office for Greenville County, S.C., in Deed Book 972, page 700, a small additional strip being covered in a deed recorded in Deed Book 576, page 515, to be hereby quitclaimed.

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 grantees(s), 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 or successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantees(s) and the grantee's(s)' heirs or successors and assigns against the grantor(s) and the grantor'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 31st day of July 19 74.

Signed, sealed and delivered in the presence of
Rudolph Solist Brubaker (Seal) *Douglas O. Felt*
Linda C. Felt

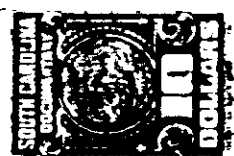


STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
PROBATE

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 31st day of July 19 74

Rudolph Solist Brubaker (SEAL)
Notary Public for South Carolina
My commission expires: 8/11/77



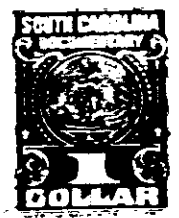
James M. Lee
A \$50 and a \$100 South Carolina documentary stamp.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (twice) 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 31st day of July 19 74

Rudolph Solist Brubaker (SEAL)
Notary Public for South Carolina
My commission expires: 8/11/77



Linda C. Felt

RECORDED this AUG 1 1974 at M. No. 3208

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