

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

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KNOW ALL MEN BY THESE PRESENTS, that **Joint Ventures, Inc.**, formerly known as **Thrift Builders, Inc.**

in consideration of **Forty-seven Thousand Nine Hundred and No/100--(\$47,900.00)--** 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 **John F. Beehner and Judith L. Beehner, their heirs and assigns,**

ALL that certain piece, parcel or lot of land with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, and shown as Lot #47 Edwards Forest, Section 4 on a plat recorded in Plat Book JJJ, Page 82 in the R. M. C. Office for Greenville County and according to said plat has the following metes and bounds:

BEGINNING at a point on the Northern side of Elmwood Drive joint front corner of Lots #46 and #47 and running thence with the northerly side of Elmwood Drive S 49-57 W 100 feet; thence with the joint lines of Lots #47 and 48, N 40-03 W, 204.4 feet; thence N 53-24 E 100.2 feet; thence with the joint lines of Lots #46 and #47 S 40-03 E 198.4 feet to the beginning.

This is the identical lot conveyed to Thrift Builders, Inc. by W. A. Crumley and Dorothy Crumley on January 12, 1972 by deed recorded in the R. M. C. Office for Greenville County in Deed Book 934, Page 646. That subsequent to that deed the name of Thrift Builders was changed to Joint Ventures, Inc. by charter amendment recorded in the R. M. C. Office for Greenville County in Deed Book 972, Page 724.

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Greenville County
S.C.
Notary Seal
Act No. 380 Sec. 1

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 herebefore mentioned unto the grantee(s) and the grantee(s)'s heirs or successors and assigns, forever. And, the grantor(s) do(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 **28th** day of **August**, 19 **75**.

SIGNED, sealed and delivered in the presence of

[Signature] _____ (SEAL)
President, Joint Ventures, Inc., formerly
known as Thrift Builders, Inc. _____ (SEAL)
[Signature] _____ (SEAL)
_____ (SEAL)

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PROBATE

Personally appeared the undersigned witness and made oath that (she) saw the within named grantor(s) sign, seal and as the grantor(s)'s act and deed, deliver the within written deed and that (she), with the other witness subscribed above, witnessed the execution thereof.

SWORN to before me this **28th** day of **August**, 19 **75**.

[Signature] _____ (SEAL)
Notary Public for South Carolina.
My commission expires **2/1/83**

STATE OF SOUTH CAROLINA }
COUNTY OF _____ }

RENUNCIATION OF DOWER NOT NECESSARY

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 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 singular the premises within mentioned and released.

GIVEN under my hand and seal this _____ day of _____ 19 _____
_____ (SEAL)
Notary Public for South Carolina.
My commission expires _____

RECORDED this _____ day of **AUG 28 1975** at **12:27** P. M., No. **5382**

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