

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

SEP 11 10 35 AM '75
DORRINE S. TAYLOR
R.M.C.

Vol 1024 Page 62

KNOW ALL MEN BY THESE PRESENTS, that VENTURE DEVELOPMENT, a South Carolina partnership consisting of Harry H. Payne, III, and Joseph C. Hooper

in consideration of Two Thousand Five Hundred and 00/100 (\$2,500.00)-----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 W. F. SHIVERS, SR., d/b/a CAROLINE CONSTRUCTION COMPANY, its successors and assigns forever:

All that certain lot and parcel of land with all improvements thereon located in the County of Greenville and being shown as Parcel "C-1" on a plat entitled "Property of Venture Development" by Campbell and Clarkson Surveyors, Inc., dated August 29, 1975, with said plat being recorded in the RMC Office for Greenville County in Plat Book 5L at Page 83, and being more particularly described as follows:

BEGINNING at a point on the right-of-way on the southern edge of Rutherford Road; running thence S. 3-27 W. 259.94 feet to the center line of the P & N Railroad; thence N. 86-33 W. 25.0 feet along said center line of said railroad; thence N. 3-27 E. 255.7 feet to a point on the right-of-way of Rutherford Road; thence N. 80-10 E. 12.8 feet along said right-of-way to a point; thence N. 87-33 E. 12.6 feet along said right-of-way to the point of BEGINNING.

This property is conveyed subject to the right-of-way of the P & N Railroad, which traverses the southern boundary of the tract. This conveyance is also made subject to any other easements, rights-of-way or other encumbrances of record or visible on the premises.

The above property is a portion of the property conveyed to the Grantor herein by Deed dated September 18, 1973, and recorded in the RMC Office for Greenville County in Deed Book 984 at Page 282.



500

275

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 grantee(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 grantee(s) and the grantee'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 11th day of Sept., 19 75

SIGNED, sealed and delivered in the presence of:

Heinrich O. Camp, Jr.
Michie M. Roughter

VENTURE DEVELOPMENT, A PARTNERSHIP (SEAL)
By: Harry H. Payne, III (SEAL)
and: Joseph C. Hooper (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 11 day of Sept. 19 75.

Michie M. Roughter (SEAL) Heinrich O. Camp, Jr.

Notary Public for South Carolina.

My commission expires 7-1-85

STATE OF SOUTH CAROLINA
COUNTY OF

RENUNCIATION OF DOWER
NOT APPLICABLE

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 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 singular the premises within mentioned and released.

GIVEN under my hand and seal this
day of 19

Notary Public for South Carolina.

My commission expires

RECORDED this 11 day of SEP 10 1975 at 10:35 A. M., No. 6731

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