

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

GREENVILLE COUNTY

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KNOW ALL MEN BY THESE PRESENTS, that ROBERT W. RUBIER, JR. and JOYCE T. RUBIER

in consideration of Thirty-five Thousand Five Hundred (\$35,500.00) - - - - - Dollars,

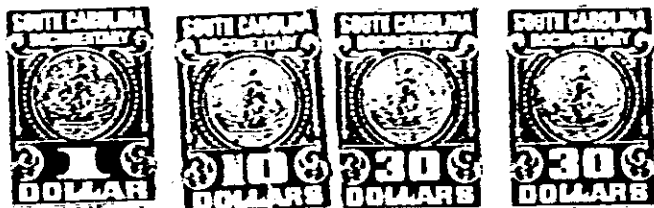
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto JAMES F. ELROD and MARTHA ANNE ELROD, their heirs and assigns forever:

All that certain piece, parcel or lot of land, with all improvements thereon, situate, lying and being in the County of Greenville, State of South Carolina, being shown as Lot 93 on the northern side of Mimosa Street on plat of Heritage Hills recorded in Plat Book YY at Page 187 in the R. M. C. Office for Greenville County and being more particularly described according to said plat as follows:

BEGINNING at an iron pin at the joint corner of Lots 93 and 94 and Mimosa Street and running thence along the common boundary of said lots N. 4-06 W. 161.3 feet to an iron pin; turning and running thence with the common boundary of Lots 93, 88 and 89 N. 83-15 E. 130 feet to an iron pin; turning and running thence with the common boundary of Lots 91, 92 and 93 S. 4-25 W. 200.1 feet to an iron pin; turning and running thence along the common boundary of Lot 93 with Mimosa Street S. 77-10 E. 105 feet to an iron pin, the point of beginning. - 271 - 277.4 - 1 - 93

This being the same property conveyed to the grantors herein by deed which is recorded in the R. M. C. Office for Greenville County in Deed Book 863 at Page 555.

This property is subject to restrictions recorded in Deed Book 751 at Page 77, to a drainage easement along the western side of lot as shown on the recorded plat and to all other easements, restrictions, and rights-of-way of record affecting said property.



39.05

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 13th day of Nov. 19 75

SIGNED, sealed and delivered in the presence of:

*Mickie L. Gotschaw*  
*John B. Duggan*

*Robert W. Rubier, Jr.* (SEAL)  
ROBERT W. RUBIER, JR. (SEAL)  
*Joyce T. Rubier* (SEAL)  
JOYCE T. RUBIER (SEAL)

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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 13th day of November 1975.

*Mickie L. Gotschaw* (SEAL)  
Notary Public for South Carolina.  
My commission expires 4/22/78

*John B. Duggan*

STATE OF SOUTH CAROLINA }  
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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) 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 13th day of November 19 75  
*Mickie L. Gotschaw* (SEAL)  
Notary Public for South Carolina.  
My commission expires 4/22/78

*Joyce T. Rubier*  
JOYCE T. RUBIER

RECORDED this NOV 13 1975 day of at 11:49 A. M., No. 12728

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