

STATE OF SOUTH CAROLINA }
COUNTY OF Greenville

John Flynn Company, Inc.
106 West Stone Avenue
Greenville, S. C. 29605

KNOW ALL MEN BY THESE PRESENTS, that I, MELVIN RAY OWENS

in consideration of the sum of Twenty-five thousand three hundred twenty-five and 48/100 -- Dollars, (\$25,325.48) - and assumption of mortgage, as set out below 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 Flynn Company, Inc., its successors and assigns:

ALL that certain piece, parcel, or lot of land, situate, lying and being on the northern side of Welcome Road, in the County of Greenville, State of South Carolina, being shown and designated as a portion of Lot 34 on a Plat of the J. ROWLEY YORN PROPERTY, recorded in the RMC Office for Greenville county in Plat Book H, at Page 51, and having, according to said Plat, the following metes and bounds:

- 169-242.3-1-5

BEGINNING at a point on the northern side of Welcome Road, joint front corner of Lots 33 and 34, and running thence with the common line of said Lots, N 15-05 W approximately 12.5 feet to an iron pin; thence continuing with the common line of said Lots, N 15-05 W, 150 feet to an iron pin; thence S 74-55 W, 80 feet to an iron pin; thence S 15-05 E, 150 feet to an iron pin; thence continuing S 15-05 E approximately 12.5 feet to a point on the northern side of Welcome Road; thence with said Road, N 74-55 E, 80 feet to the beginning corner.

This conveyance is subject to all restrictions, set back lines, roadways, zoning ordinances, easements and rights of way, if any, affecting the above property.

This is the same property conveyed to the Grantor herein by deed of Viola S.Owens recorded June 8, 1961, in Deed Book 675, at Page 342.

As a part of the consideration, Grantee assumes and agrees to pay that certain mortgage in favor of First Federal Savings & Loan Association in the principal amount of \$10,000.00, recorded January 3, 1962, in the RMC Office for Greenville County in Mortgage Book 878, at Page 254, and having a present balance due thereon of \$2,690.82.

together with all and singular the rights, members, hereditaments and appurtenances thereto in anywise belonging or in anywise incident or pertaining; 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 5th day of April, 1977
SIGNED, sealed and delivered in the presence of:
Melvin Ray Owens (SEAL)
Melvin Ray Owens (SEAL)

W. Conrad D. ...
Ruth Drake

DOCUMENTARY
SOUTH CAROLINA COUNTY DOCUMENTARY TAX
28.05
APR-77
P.B. 19311

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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 5th day of April, 1977.
W. Conrad D. ... (SEAL) Ruth Drake
Notary Public for South Carolina.
My commission expires 9/29/81

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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 5th day of April, 1977
W. Conrad D. ... (SEAL) B. Joyce Owens
Notary Public for South Carolina.
My commission expires 9/29/81

RECORDED this 7th day of April, 1977, at 11:11 A.M., No. 20711

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