

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

VOL 1057 PAGE 23

For True Consideration See Affidavit

Book 39 Page 1583

KNOW ALL MEN BY THESE PRESENTS, that Donovan P. Dempsey

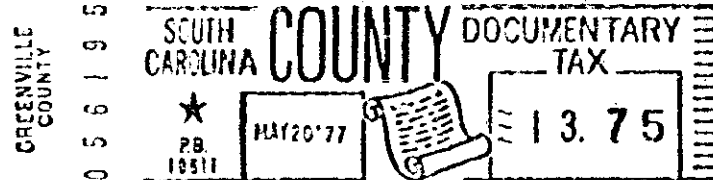
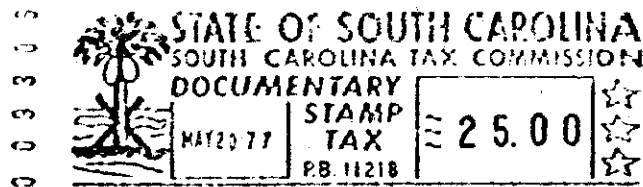
in consideration of Ten and No/100 (\$10.00) and other valuable consideration ----- Dollars

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto First Federal Savings & Loan Association of Greenville, South Carolina, its successors and assigns forever:

ALL that piece, parcel or tract of land located, lying and being on the northern side of the right of way of Wade Hampton Blvd., near Greenville, South Carolina and having, according to plat prepared for First Federal Savings & Loan Association by Arbor Engineering, dated March 8, 1977, the following metes and bounds, to-wit:

BEGINNING at a point on the northern side of the right of way of Wade Hampton Blvd. at the joint front corner of other property of the grantee herein and running thence N. 25-18-51 W., 169.58 feet to a point; thence turning and running along a new line through property of the grantor S. 52-44-07 W., 58.57 feet to a point; thence, S. 35-00-00 E., 165.5 feet to a point on the northern side of the right of way of Wade Hampton Blvd.; thence N. 59-45-00 E., 30 feet to a point, the point and place of beginning. -276 - P. OF T2-1-4.13 -> 0.17 A.

This is a portion of the property conveyed to the grantor herein by deed of Elizabeth Edwards Dempsey recorded July 5, 1951 in the R.M.C. Office for Greenville County, South Carolina in Deed Book 437 at Page 382 and is hereby conveyed subject to all easements, conditions, covenants, restrictions and rights of way which are a matter of record and/or actually existing on the ground affecting the above described property.



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)' heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(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)' heirs or successors and assigns against the grantor(s) and the grantor(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 20th day of May 1977.

SIGNED, sealed and delivered in the presence of

Donovan P. Dempsey (SEAL)

William Poole Mann (SEAL)

Deanne J. Phifer (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 20 day of May 1977.

Deanne J. Phifer (SEAL)
Notary Public for South Carolina
My commission expires: 3-15-82

William Poole Mann (SEAL)

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 (wivest) 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 20 day of April May 19 77.

Deanne J. Phifer (SEAL)
Notary Public for South Carolina
My commission expires: 3-15-82

Elizabeth E. Dempsey

RECORDED this 20th day of May 19 77 at 5:11 P./ M. No. 31767

1-1

T2-1-4.4

4328 R-2