

Grantee's Address: 2922 S. ...  
TITLE TO REAL ESTATE ...

1059 820  
EDWARDS, WOOD AND REESE  
Attorneys-at-Law  
P. O. Box 126  
Greer, SC 29651

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

KNOWN ALL MEN BY THESE PRESENTS, that I, D. Vincent Duncan

in consideration of ---One Hundred Fifty Thousand and no/100ths (\$150,000.00)--- 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

Penta Associates, a partnership, their successors and assigns, forever:

ALL that certain parcel or lot of land lying on the north side of Dual Lane State Highway Number 29 and the west side of Forest Street Extention, partly within the City of Greer, Chick Springs Township, County of Greenville, State of South Carolina, and having the following courses and distances, to-wit:

BEGINNING at an iron pin on the west side of Forest Street Extention, 100 feet from the right-of-way line of the highway and running thence, with the western edge of said Forest Street Extention, N. 7-15 E. 130.5 feet to a point along the edge of Forest Street Extention, said point being 15.2 feet from the center of Forest Street Extention; thence, N. 88-45 W. 319.5 feet to a point; thence, S. 9-5 E. 268.7 feet to a point along the northern right-of-way line of the Dual Lane Highway; thence, with said line, N. 82-30 E. 148.5 feet to a stake, 100 feet from the western edge of Forest Street Extention; thence, with the right-of-way flare-line, N. 44-45 E. 158 feet to the beginning corner.

DERIVATION: See deed of Woodrow R. Vaughn to D. Vincent Duncan as recorded April 30, 1951, in Deed Book 433 at Page 415 in the R.M.C. Office for Greenville County, South Carolina.

ALSO, ALL that certain parcel or lot of land situated on the west side of Forest Street Extention, near the limits of City of Greer and northward therefrom, in Chick Springs Township, Greenville County, State of South Carolina, being designated as LOT NUMBER SIXTY (60) of the property of Geanie Caldwell according to survey and plat thereof by H. L. Dunahoo, Surveyor, dated October 24, 1949, recorded in Plat Book X at Page 1 in the R.M.C. Office for Greenville County, and having the following metes and bounds, to-wit:

288-713-1-30+95

BEGINNING at an iron pin on the west side of Forest Street Extention corner of Duncan Lot, and running thence along said Forest St., N. 10-00 E., 30 (continued on back)

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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns against the grantor(s) and the grantor's(s') heirs, successors and assigns 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 15<sup>th</sup> day of July, 1977.

SIGNED, sealed and delivered in the presence of:

*[Signatures]*

*[Signature: D. Vincent Duncan]* (SEAL)

(SEAL)

(SEAL)

(SEAL)

STATE OF SOUTH CAROLINA }  
COUNTY OF SPARTANBURG }

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 deed and that (s)he, with other witness subscribed above witnessed the execution thereof.

SWORN to before me this 15<sup>th</sup> day of July, 1977.

*[Signature]* (SEAL)

Notary Public for South Carolina  
My commission expires: 11/2/83

STATE OF SOUTH CAROLINA }  
COUNTY OF SPARTANBURG }

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, 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 15<sup>th</sup> day of July, 1977.

*[Signature]* (SEAL)

Notary Public for South Carolina  
My commission expires: 11/2/83

RECORDED this 15<sup>th</sup> day of July, 1977.

*[Signature: Catherine B. Duncan]*  
SOUTH CAROLINA COUNTY DOCKING DIVISION  
No. \_\_\_\_\_

0820

4328 RV-21