

GREENVILLE CO. S. C.

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE  
R.M.C.

LES WILLIAMS  
c/o 186 West Main  
SPARTANBURG, SC  
29324

DOCUMENTARY  
STATE  
TAX \$ 0.00

KNOW ALL MEN BY THESE PRESENTS, that We, Clarence Cooper and Syble S. Cooper

in consideration of Seventy Five Thousand and no/100 (\$75,000.00) ----- 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 Steak House Motels, Inc., its Successors and Assigns forever:

All that certain piece, parcel or lot of land with all improvements thereon or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville in Greenville Township, and in Ward One of the City of Greenville on the Southeast corner of Buncombe and Whitner Streets and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southeast corner of Buncombe and Whitner Streets and running thence with the line of Whitner Street, 174 feet and 3 inches to an iron pin on a ten-foot alley; thence along said ten-foot alley, 65 feet and 3 inches to an iron pin on said ten-foot alley; thence with a line parallel with Whitner Street 150 feet to an iron pin on Buncombe Street; thence with the line of Buncombe Street 70 feet and 10 inches to the beginning corner; less however a small strip of land across the front of the above lot, conveyed to the City of Greenville by deed recorded in Vol. 130, at page 106.

ALSO: A small wedge shape piece of land adjoining the above described property and fronting 8 feet on the west side of Buncombe Road, and being the property conveyed to Florence Hillhouse by deed of Mary Poe Mayo recorded in the said R.M.C. Office for Greenville County in Deed Book 253 at page 25; LESS HOWEVER the major portion of said property conveyed by Florence Hillhouse to L.B. Sims by deed recorded in said R.M.C. Office in Deed Book 287 at page 110.

All of the above described property is shown on City Block Book as Lot 6, in Block 4, on Sheet 14.

The above described property is the same conveyed to the Grantors herein by deed of Florence Hillhouse Landreth, dated November 26, 1971, recorded in Deed Book 931 at Page 54.

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 against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor(s)' hand(s) and seal(s) this 31<sup>st</sup> day of MAY, 1978

SIGNED, sealed and delivered in the presence of:

*[Signature]*  
\_\_\_\_\_  
*[Signature]*  
\_\_\_\_\_

*Syble S. Cooper* (SEAL)  
*Clarence Cooper* (SEAL)  
\_\_\_\_\_  
\_\_\_\_\_ (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)' 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 31<sup>st</sup> day of MAY, 1978  
*[Signature]* (SEAL)

Notary Public for South Carolina.

My Commission expires \_\_\_\_\_

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 (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)' 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 31<sup>st</sup> day of MAY, 1978  
*[Signature]* (SEAL)

Notary Public for South Carolina.

My Commission expires 7-15-80

RECORDED this JUN 1 1978 day of  
at 3:54 P.M. 36165

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