

TITLE TO REAL ESTATE—L. E. NICHOLSON & TRUSTEES, 110 E. WEST ST., GREENVILLE, S.C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

Grantees' Address:
Route 5 - Tanyard Rd.
Greenville, SC 29609

KNOW ALL MEN BY THESE PRESENTS, that L. E. NICHOLSON

in consideration of NINETY-FOUR THOUSAND AND NO/100 (\$94,000.00)----- 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 GARY G. HARBIT and CLAUDIA B. HARBIT

ALL that lot of land situate on the southeastern side of U. S. Highway No. 29 in the County of Greenville, State of South Carolina being shown as part of Lot 212 and part of Lot 211 on a plat of the Property of Robert J. Edwards dated May 1951, prepared by Dalton and Neves, Engineers, recorded in Plat Book EE at page 61 in the RMC Office for Greenville County and also being shown on a plat of the Property of Gary G. Harbit and Claudia B. Harbit dated August 17, 1978, prepared by Freeland & Associates, recorded in Plat Book 6-S at page 74 in the RMC Office for Greenville County and having according to said latter plat the following metes and bounds, to-wit:

BEGINNING at an iron pin in the right-of-way line of U. S. Highway No. 29 at the joint front corner of Lot 211 and Lot 212 and running thence N 43-00 E 139.6 feet to a nail and cap in the interesection of U. S. Highway No. 29 and Elizabeth Drive; thence with the right-of-way of Elizabeth Drive S 33-55 E 318.2 feet to an iron pin; thence S 47-23 W 77.6 feet to an iron pin; thence N 45-09 W 304.2 feet to the point of beginning.

This is a portion of the property conveyed to the grantor by deed of Robert J. Edwards recorded on April 7, 1951 in Deed Book 432 at page 199, and by deed of Dorothy K. Rimer recorded on November 18, 1957 in Deed Book 588 at page 21 in the RMC Office for Greenville County.

This conveyance is subject to any and all existing reservations, easements, rights-of-way, zoning ordinances and restrictions or protective covenants that may appear of record or on the premises.

Grantees are to pay 1978 county property taxes 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 21st day of August 1978.

SIGNED, sealed and delivered in the presence of:

Donald P. Brounlee
Donald T. McAlister

L. E. Nicholson (SEAL)
L. E. Nicholson (SEAL)
STATE OF SOUTH CAROLINA (SEAL)
SOUTH CAROLINA TAX COMMISSION (SEAL)
DOCUMENTARY TAX STAMP 188.00 (SEAL)
AL2278 DA 11218

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

SWORN to before me this 21st day of August 1978.

Donald T. McAlister (SEAL)
Notary Public for South Carolina 8-4-79
My commission expires: _____

Donald P. Brounlee

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(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 21st day of August 1978.

Donald T. McAlister (SEAL)
Notary Public for South Carolina.
My commission expires: _____

Grace H. Nicholson
Grace H. Nicholson

RECORDED this 22nd day of August 1978 at 4:45 PM

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