

TITLE TO REAL ESTATE—Love, Thornton, Arnold & Thomason, 410 E. Washington St., Greenville, S.C. 29601

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

Grantee(s) Mailing Address: #3 Belgrave Close
Taylors, SC 29687

KNOW ALL MEN BY THESE PRESENTS, that John Joseph Zerega and Beth Tomlinson Zerega

in consideration of Sixteen thousand four hundred twenty-two and 64/100ths Dollars,
(\$16,422.64) plus assumption of the mortgage set forth 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
FRED JAMES FORBES, III, and GAYLE H. FORBES, their heirs and assigns forever:

ALL THAT PIECE, parcel or lot of land, situate, lying and being on the eastern
side of Belgrave Close, in the County of Greenville, State of South Carolina,
being shown and designated as Lot No. 14 on Plat of Gray Fox Run, prepared by
C. O. Riddle, RLS, dated November 16, 1975, recorded in Plat Book 5-P at Page 9,
and being described more particularly, according to said plat, to-wit:

BEGINNING at an iron pin on the eastern side of Belgrave Close at the joint
front corner of lots 14 and 15 and running thence along the common line of said
lots S. 87-24 E. 140.0 feet to an iron pin at the joint rear corner of said lots;
thence S. 02-36 W. 100.0 feet to an iron pin at the joint rear corner of lots
13 and 14; thence along the common line of said lots N. 87-24 W. 140.0 feet to
an iron pin at the joint front corner of said lots on the eastern side of
Belgrave Close; thence along said close N. 02-36 E. 100.0 feet to an iron pin,
the point of beginning.

- 276-538.14 - 1 - 14

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.

DERIVATION: Deeds of Threatt Maxwell Enterprises, Inc., recorded January 6,
1977 and May 17, 1978 in Deed Book 1049 at Page 245 and Deed Book 1079 at Page
406 respectively.

AS A PART OF THE above stated consideration, the Grantees assume and expressly
agree to pay the indebtedness due on that certain mortgage account originally
(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 administra-
tors 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 12 day of October 19 78

SIGNED, sealed and delivered in the presence of:

S. Gray Walsh
Dianna C. Painter

John Joseph Zerega (SEAL)
John Joseph Zerega (SEAL)
Beth Tomlinson Zerega (SEAL)
Beth Tomlinson Zerega (SEAL)

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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 12th day of October 19 78

S. Gray Walsh (SEAL)
Notary Public for South Carolina
My commission expires: 2/2/79

Dianna C. Painter

OCT 13 1978

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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 whom-
soever, 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 12th
day of October 19 78.

S. Gray Walsh (SEAL)
Notary Public for South Carolina
My commission expires: 2/2/79

Beth Tomlinson Zerega
Beth Tomlinson Zerega

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RECORDED this _____ day of _____ 19____, at _____ M., No. _____

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