

1209 Edwards Road, Greenville, South Carolina 29615

TITLE TO REAL ESTATE prepared by McDonald, Cox & Anderson, Attorneys at Law

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STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

KNOWN ALL MEN BY THESE PRESENTS, that GERALD L. BARBER AND SANDRA K. BARBER

in consideration of ONE HUNDRED AND NINETY THOUSAND AND NO/100-----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

HARRISON L. COLEMAN AND CLARA L. COLEMAN, Their heirs and assigns forever:

ALL that certain piece, parcel or lot of land in Greenville County, State of South Carolina, on the northern side of Edwards Road, near the City of Greenville, being shown as Lot 40-A and part Lot 40 on a survey entitled "Survey for Harrison L. Coleman and Clara L. Coleman", prepared by Carolina Surveying Co., dated December 14, 1978, and recorded in the R.M.C. Office for Greenville County in Plat Book 6-Y at page 13. Reference to said plat is hereby craved by a metes and bounds description thereof.

This is the same property conveyed to the Grantors by deed of Joseph F. Poterala and Laura L. Poterala dated September 24, 1974 and recorded in the R.M.C. Office for Greenville County in Deed Book 1007 at Page 272 on September 25, 1974. — 271- P15.13-1-45

This property is conveyed subject to restrictions recorded in Deed Book 630 at page 45, EXCEPT, HOWEVER, the restrictions under sub-paragraphs 1 and 5 under Paragraph III providing for the minimum distance on the side line and a minimum lot width of 140 feet are not imposed on that portion of this lot originally known as Lot 40-A conveyed to the grantors herein by deed recorded in Deed Book 850 at page 226 and such portion of the within conveyed lot is specifically excepted therefrom.

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

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 18th day of December 19 78.

SIGNED, sealed and delivered in the presence of:

*[Signature]*  
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*Gerald L. Barber* (SEAL)  
Gerald L. Barber (SEAL)  
*Sandra K. Barber* (SEAL)  
Sandra K. Barber (SEAL)

STATE OF SOUTH CAROLINA }  
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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 18th day of December 19 78.

*[Signature]* (SEAL)  
Notary Public for South Carolina  
My commission expires: \_\_\_\_\_

*[Signature]*

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 18th day of December 19 78.  
*[Signature]* (SEAL)  
Notary Public for South Carolina.  
My commission expires: 11/4/80

*Sandra K. Barber*  
Sandra K. Barber

RECORDED this \_\_\_\_\_ day of DEC 19 1978 at 3:50 P.M., No. \_\_\_\_\_

P15.13-1-45

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