

223 SHADECREST DRIVE
MAULDIN, S.C. 29662

TITLE TO REAL ESTATE prepared by McDONALD AND COX, Attorneys at Law VOL 1034 PAGE 415

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOWN ALL MEN BY THESE PRESENTS, that William A. Floyd

in consideration of Twenty Thousand and No/100----- (\$20,000.00)----- 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

Leanne S. Hopkins, her heirs 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, on the southwestern side of Saluda Dam Road, being shown as a 5-acre tract on a survey prepared for William D. Hopkins and Leanne Hopkins, dated November 28, 1978, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book 64, at page 37, reference to said plat being craved for a metes and bounds description of this tract.

This is the same property conveyed to the Grantor by deed of South Carolina National Bank recorded in the R.M.C. Office for Greenville County, S. C., in Deed Book 654, at page 153.

The property conveyed by the above-mentioned description, as well as the adjoining Tract A known as the first 800 feet fronting on Saluda Dam Road west of the above-described property, is restricted against commercial or industrial use, and no part of the said 800-foot tract shall be sold for individual mobile home lots. This is not to mean, however, that the existing mobile home park known as "Arrowhead Park" shall be in violation of any restriction.

The adjoining 24-acre tract of land due east of the property described in this deed is hereby restricted to single family residential homes containing not less than 1800 sq. ft. of minimum heated area and a minimum lot size of 1 acre. The Grantor further agrees that he will not sell more than three lots along the eastern boundary of the property of the Grantee.

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 21 day of December 19 78

SIGNED, sealed and delivered in the presence of:

[Signature]
[Signature]

[Signature] (SEAL)

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

PROBATE

OFFICE OF SOUTH CAROLINA TAX COLLECTOR
DOCUMENTARY STAMP TAX 40.30

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 21 day of December 1978

[Signature] (SEAL)
Notary Public for South Carolina 11-4-80
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 21 day of December 19 78

[Signature] (SEAL)
Notary Public for South Carolina 5-19-79
My commission expires:

[Signature]
SOUTH CAROLINA COUNTY DOCUMENTARY TAX 22.00
RECORDED

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