10 Julian Street, Greenville, S. C.

GREENVILLE CO. S. C.
FILED
JAN 10 3 44 PM '79
DONNIE S. TANKERSLEY
R.M.C.

TITLE TO REAL ESTATE-- Griffin & Howard, 111 Pettigru Street, Greenville, S. C.

VOL 1095 PAGE 151

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that William Michael Joseph

in consideration of One ($1.00) - Dollars, love and affection

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto G. Taft Joseph, all my undivided forty-nine (49%) percent interest, in and to the following described property, to wit:

All that piece, parcel or lot of land in Greenville County, State of South Carolina, situate lying and being on the northern side of Julian Street in the County and State aforesaid, being shown as Lot No. 28 on a plat of Queen Heights made by N. O. McDowell, Jr. and J. P. Moore, November, 1944, recorded in Plat Book O, Page 87, in the RMC Office for Greenville County and having, according to said plat, the following metes and bounds, to wit:

Beginning at an iron pin on the northern side of Julian Street at the joint front corner of Lots 27 and 28 and running thence with the line of Lot 27 N 21-45 E 114.5 feet to an iron pin; thence S 68-43 E 40 feet to an iron pin; thence along the line of Lot 29 S 21-45 W 115 feet to an iron pin on the northern side of Julian Street; thence with said street N 67-39 W 40 feet to the point of beginning.

This is the same property heretofore conveyed to the Grantor herein by Gordon E. Mann, by deed dated October 2, 1973, and recorded October 3, 1973, in the RMC Office for Greenville County in Deed Book 985 at Page 408.

— 519-123-14-38

This property is subject to all restrictions, setback lines, roadways, easements and rights of way, if any, appearing of record, on the premises or on the recorded plat, which affect the property hereinabove described.

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 10th day of January 1979.

SIGNED, sealed and delivered in the presence of:

Joseph H. Francis Jr.
Evelyn J. Meredith

William Michael Joseph (SEAL)
(SEAL)
(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(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 10th day of January 1979.

Joseph H. Francis Jr. (SEAL)
Notary Public for South Carolina
My commission expires: 11-19-81

Evelyn J. Meredith

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

RENUNCIATION OF DOWER -Unnecessary-Grantor divorced

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
day of 19 .

(SEAL)
Notary Public for South Carolina.
My Commission expires:

RECORDED this JAN 10 1979 day of 19 , at 3:44 P. M., No. 20395

119

4328 RV.2