

TITLE TO REAL ESTATE-Prepared by Wilkins & Wilkins, Attorneys at Law, Greenville, S. C.

VOL 1089 PAGE 726

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

FILED
GREENVILLE CO. S. C.

KNOW ALL MEN BY THESE PRESENTS, that I, JOHN M. JAMES, JR. JAN 22 9 26 AM '79

DONNIE S. TANKERSLEY
R.M.C.

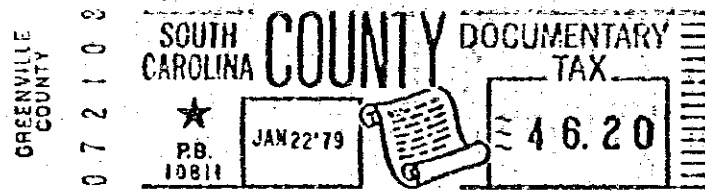
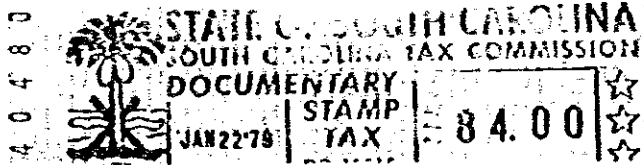
in consideration of FORTY TWO THOUSAND (\$42,000.00) ----- Dollars,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto STEPHEN A. KERN & LINDA K. KERN, their heirs and assigns:

All that certain lot of land lying in the state of South Carolina, county of Greenville, city of Greenville, on the northwestern side of Dera Street, shown as lot No. 41 of a subdivision known as PLEASANTBURG FOREST, plat of which is recorded in Plat Book GG at page 162 in the RMC Office for Greenville County and having the following metes and bounds, to-wit:

Beginning at an iron pin on the northwestern side of Dera Street at the front joint corner of Lots No. 41 & 42; thence with the joint line of said lots N. 43-06 W. 216 feet to an iron pin; thence with the line of lots 39 & 40, S. 2-06 E. 295.7 feet to an iron pin at the intersection of Greenland Drive and Dera Street; thence with the curve of the northwestern side of Dera Street, N. 60-43 E. 34.5 feet to a point; thence continuing N. 41-24 E. 161 feet to the point of beginning. - 519 - 279 - 2 - 89

This is the same lot conveyed to grantor by Clint J. Ballew, Sr., Clint J. Ballew, Jr. and Gladys L. Ballew by deed dated 10/5/78 recorded 10/6/78 in deed vol. 1089 page 449 of the RMC Office for Greenville County, S. C., and is conveyed subject to any restrictions, reservations, zoning ordinances, rights of way or easements that may appear of record, on the recorded plat or on the premises.



Grantees' address:
3 Dera Street
Greenville, S. C. 29615

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 or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(s)'s heirs or successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee(s)'s heirs or successors 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 19th day of January, 19 79,
SIGNED, sealed and delivered in the presence of: John M. Flynn (SEAL)

David H. Wilkins (SEAL)
Senobia Hall (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 written deed and that (s)he, with the other witness subscribed above, witnessed the execution thereof.

SWORN to before me this 19th day of January 1979.
David H. Wilkins (SEAL) Senobia C. Hall
Notary Public for South Carolina
My commission expires: 11/1/82

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 or 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 19th day of January 19 79
Drace P. Battifield (SEAL) Madelyn C. Flynn
Notary Public for South Carolina
My commission expires 11-24-80

RECORDED this 279 day of JAN 22 1979 at 9:36 A. M. No. 21112

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