

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

TITLE TO REAL ESTATE

VOL 1114 PAGE 945

KNOW ALL MEN BY THESE PRESENTS, that James B. Mayo, III

in consideration of Seventy thousand and 00/100 (\$70,000.00) 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 Carl L. Espy, III and Nancy Maseng Espy, their heirs and assigns forever

All that piece, parcel or lot of land lying, being and situate on the northern side of Lanneau Drive in the City of Greenville, County of Greenville, State of South Carolina, being shown and designated as Lot No. 25 on plat entitled "Estate of John T. Jenkinson Property", prepared by Dalton & Neves, dated July, 1932, revised October 6, 1932, said plat being recorded in the RMC Office for Greenville County in Plat Book H at page 208 and having, according to said plat, the following metes and bounds, to-wit:

Beginning at an iron pin on the northern side of Lanneau Drive at the joint front corner of Lots Nos. 25 and 26 as shown on the aforementioned plat and thence running along and with the joint property line of said two lots, N. 31-22 E. 170.9 feet to an iron pin; thence S. 50-56 E. 70 feet to an iron pin at the joint rear corner of Lots Nos. 24 and 25, as shown on said plat; thence running along and with the joint property line of said last two mentioned lots, S. 32-47 W. 164.3 feet to an iron pin on the northern side of Lanneau Drive; thence running along and with the northern side of Lanneau Drive, N. 56-33 W. 65 feet to the beginning point.

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This conveyance is made subject to all restrictions, setback lines, roadways, zoning ordinances, easements and rights of way appearing on the property and/or of record.

This is the same property conveyed to the grantors by deed of John D. Dennis, III dated May 20, 1977 and recorded in the RMC Office for Greenville County in Deed Book 1057 at page 21.

The grantees' address is: 31 Lanneau Drive, Greenville, SC 29605

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
DOCUMENTARY
STAMP
\$40.00

GREENVILLE COUNTY
79573
SOUTH CAROLINA COUNTY DOCUMENTARY TAX
NOV-5-79
\$77.00

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 1st day of November, 1979

SIGNED, sealed and delivered in the presence of:

James B. Mayo, III (SEAL)
Jeni D. Palmer (SEAL)
Ronald D. Palmer (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 1st day of November 1979

Ronald D. Palmer (SEAL)
Jeni D. Palmer
Notary Public for South Carolina
My commission expires 1/15/85

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 singular the premises within mentioned and released.

GIVEN under my hand and seal this 1st day of November 1979

Ronald D. Palmer (SEAL)
Catherine R. Mayo
Notary Public for South Carolina
My commission expires 1/15/85

RECORDED NOV 5 1979 at 1:38 P. M., No. 15282

GCTO --- 1 NO 579 1359

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