

700 NE Main Street, Simpsonville, SC 29681 - CO. S. C.

TITLE TO REAL ESTATE - Offices of Riley and Riley, Greenville, S. C.

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

FILED  
DEC 14 10 31 AM '79  
DONNE J. TANKERSLEY  
R.M.C.

BOOK 1117 PAGE 335

KNOW ALL MEN BY THESE PRESENTS, that Daniel G. Ball and Nelda G. Ball

in consideration of Fifty-three Thousand and No/100 (\$53,000.00)----- 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 Golden Strip Realty, Inc, its successors and assigns forever:

ALL that certain piece, parcel or lot of land in Greenville County, South Carolina, in the Town of Simpsonville, being known and designated as Lot No. 33 on Plat of Section 1, POINSETTIA Subdivision, as shown by plat thereof, recorded in Plat Book BBB at page 103, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northerly side of Fernwood Drive, which iron pin is located at the intersection of Lots Nos. 32 and 33 and running thence with the joint line of said lots N. 14-27 W., 162.7 feet to an iron pin; thence N. 72-50 E. , 11.7 feet to a point; thence N. 77-40 E., 98.2 feet to an iron pin at the joint rear corner of Lots Nos. 33 and 34; thence with the joint line of said lots S. 10-54 E., 159.8 feet to an iron pin on the northerly side of Fernwood Drive; thence with the northerly edge of Fernwood Drive, S. 75-33 W., 100 feet to the beginning corner.

This conveyance is made subject to the Restrictive and Protective Covenants affecting Section 1, of Subdivision known as POINSETTIA, said Covenants being recorded in the RMC Office for Greenville County in Deed Volume 778 at page 327. - 18 - 899 - 313 - 1 - 72

This conveyance is made subject to any Restrictive Covenants, building set-back lines, rights of way and easements which may affect the above described property.

This being the same property conveyed to the Grantors herein by deed of Robert Marx and Charlene Roberts Marx July 15, 1976 and recorded in the RMC Office for Greenville County in Deed Vol. 1039, page 696, 7/16/76. 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 13th day of December, 1979

SIGNED, sealed, and delivered in the presence of:

*Richard C. Moon*  
Richard C. Moon

*Daniel G. Ball* (SEAL)  
Daniel G. Ball  
*Nelda G. Ball* (SEAL)  
Nelda G. Ball

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

STATE OF SOUTH CAROLINA  
DOCUMENTARY  
106.00

Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) sign, seal and as the grantor(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 13th day of December, 1979

*Richard C. Moon* (SEAL)  
Notary Public for South Carolina  
My commission expires: 4/6/87

*Richard C. Moon*

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 13th day of December, 1979  
*Richard C. Moon* (SEAL)  
Notary Public for South Carolina  
My commission expires: 4-6-87

*Nelda G. Ball*  
Nelda G. Ball

RECORDED this 14 day of December, 1979  
at 10:31 A.M.

GREENVILLE COUNTY  
SOUTH CAROLINA COUNTY DOCUMENTARY TAX  
58.30  
1979

RECEIVED  
0335

4328 RV-2