

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

1124 PAGES 389

KNOW ALL MEN BY THESE PRESENTS, that F. E. Cooper

in consideration of Eighteen Thousand Eight Hundred Fifty and no/100 (\$18,850.00) ----- 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 Arthur J. Sterling and Hattie B. Sterling, their heirs and assigns forever:

ALL that piece, parcel or lot of land with all buildings and improvements thereon, situate, lying and being on the northeastern side of Hubert Street in the Town of Greer, Greenville County, South Carolina, being bounded on the north by lot now or formerly of S. P. Hudson; on the east by lot now or formerly owned by Mrs. R. J. Fisher; on the south by Hubert Street; and on the west by lot now or formerly owned by W. T. Hinson, and having according to a more recent survey thereof entitled PROPERTY OF ARTHUR J. STERLING AND HATTIE B. STERLING made by Freeland & Associates dated April 17, 1980 recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book 11-2 at Page 24 the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northeastern side of Hubert Street, said iron pin being located 215 feet, more or less, in a westerly direction from the intersection of Hubert Street with James Street and running thence N. 20-05 E. 177.8 feet to an iron pin; thence N. 67-32 W. 62.3 feet to an iron pin; thence S. 17-22 W. 174.2 feet to an iron pin on the northeastern side of Hubert Street; thence along the northeastern side of Hubert Street, S. 63-13 E. 54.3 feet to an iron pin, the point of beginning.

The above property is the same property conveyed to the grantor by deed of R. C. Cudd recorded January 18, 1950 in Deed Book 400 at Page 269 and is hereby conveyed subject to all rights of way, easements, conditions, public roads and restrictive covenants reserved on plats and other instruments of public record and actually existing on the ground affecting said property.

The grantees assume and agree to pay Town of Greer and Greenville County property taxes for the tax year 1980 and subsequent years.

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 assigns against the grantor(s) and the grantor'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 18th day of April 19 80

Signed, sealed and delivered in the presence of

*Jack H. Mitchell III*

*F. E. Cooper*

(SEAL)

*Linda O. Forrester*

F. E. Cooper

(SEAL)

STATE OF SOUTH CAROLINA  
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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 18th day of April 19 80

*Linda O. Forrester*

(SEAL)

*Jack H. Mitchell III*

JACK H. MITCHELL, III

Notary Public for South Carolina  
My commission expires: 3/26/89

STATE OF SOUTH CAROLINA  
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RENUNCIATION OF DOWER

Grantor not married.

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.

G:

RECORDED  
APR 21 1980  
at 11:06 A.M.

GREENVILLE COUNTY  
SOUTH CAROLINA COUNTY DOCUMENTARY TAX  
APR 21 1980  
20.90

30951

4328 RV-2