

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that C. E. RUNION

S. C.

MAY '80

WISLEY

in consideration of Fifty Thousand & No/100 (\$50,000.00)----- 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

CLEMENT, CLEMENT, & BRUNER GENERAL PARTNERSHIP, its successors and assigns forever:

ALL that certain piece, parcel, or lot of land, situate, lying and being in the State of South Carolina, Greenville County, near the City of Greer, and being shown and designated as 21.42 acres mor or less, according to a plat of property of C. E. Runion, said plat being prepared by Kermit T. Gould, R.L.S., dated May 15, 1978, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING in the center line of Suber Road at the corner of property of James D. and Nancy W. Miller, and running with Suber Road the following courses and distances; N. 44-00 E. 167.2 feet; N. 37-22 E. 100 feet; N. 23-58 E. 100 feet; N. 20-03 E. 100 feet; thence N. 24-09 E. 100 feet; N. 30-18 E. 87.8 feet; thence N. 34-05 E. 247.1 feet to an old nail and cap in the center of Suber Road; thence along the joint front corner of property herein conveyed and property now or formerly of D.S.P.S. Realty Corp., and running thence along the common line of said property, S. 37-37 E. 1,286.2 feet to a point, joint corner of property herein conveyed and property now or formerly of D.S.P.S. Realty Corp. and Clarice S. Burnett; thence along the common line of property herein conveyed and property now or formerly of Burnett, S. 83-33 W. 236.35 feet to a stone; thence running S. 14-05 E. 127.9 feet to a point; thence running along property herein conveyed and property now or formerly of John F. Dillard, S. 60-33 W. 412.3 feet to a 15 inch poplar tree; thence S. 30-21 E. 242.6 feet to an iron pin; thence running along the common line of property herein conveyed and property now or formerly of Ellie C. Elmore and Nelle E. Waddell, N. 35-09 W. 508.5 feet to an old iron pin; thence continuing N. 34-59 W. 212.2 feet to an old iron pin; thence along the common line of property herein conveyed and property of James D. and Nancy W. Miller, N. 30-21 W. 242.6 feet to the center line of Suber Road, the point of beginning.

This being the same property conveyed unto C. E. Runion by deed from Robert L. Smith, recorded in the R.M.C. Office for Greenville County, S. C. in Deed Volume 1032 at page 441 on the 3rd day of March, 1976.

THIS CONVEYANCE is made subject to all easements, restrictions, roadways, & rights of way of record & actually affecting said property. Also, subject to the accurateness of the survey.

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 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 in the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 1st day of May 19 80

SIGNED, sealed and delivered in the presence of

C. E. Runion (SEAL)

Cheryl R. Wyatt (SEAL)

STATE OF SOUTH CAROLINA } COUNTY OF GREENVILLE

Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) sign, seal and as the grantor(s) sign 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 May 19 80

Notary Public for South Carolina (SEAL) Cheryl R. Wyatt

My commission expires 8/23/89

STATE OF SOUTH CAROLINA } COUNTY OF

RENUNCIATION OF DOWER (Not Necessary)

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 day of 19

Notary Public for South Carolina (SEAL)

My commission expires

RECORDED MAY 30 1980 day of 19 at 10:55 A.M.

590

4328 RV-2