

TITLE TO REAL ESTATE- Love, Thornton, Arnold & Thomas, S.C., 410 E. Washington St., Greenville, S.C.
STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)
11 Colgate Ave.
Greenville, SC 29609

KNOW ALL MEN BY THESE PRESENTS, that DAN NEIL CLEVINGER and BARBARA J. CLEVINGER

in consideration of TWENTY-FIVE HUNDRED AND NO/100(\$2500.00)----- Dollars,
and assumption of mortgage,
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and
release unto LEWIS M. RICHARDSON and DONNA E. RICHARDSON

ALL that lot of land situate on the southwestern side of Colgate Avenue in
the County of Greenville, State of South Carolina being shown as Lot No. 28
on a plat of College Park Subdivision, recorded in Plat Book QQ at page 101
in the RMC Office for Greenville County and having according to said plat
the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwestern side of Colgate Avenue at the
joint front corner of Lot 28 and Lot 29 and running thence with Lot 29
S 29-14 W 146.5 feet to an iron pin at the joint rear corner of Lot 28 and
Lot 32; thence with Lot 32 N 62-45 W 175 feet to an iron pin on Notre Dame
Drive; thence with said drive N 24-18 E 130 feet to an iron pin; thence
N 70-51 E 34.3 feet to an iron pin on Colgate Avenue; thence with said ave-
nue S 62-36 E 89 feet to an iron pin; thence still with said avenue S 56-27 E
75 feet to the point of beginning.

(13)-358-BC-1-2-43

This is the same property conveyed to the grantors by deed of James G. Mattos
and Caroline K. Mattos, recorded February 13, 1980 in Deed Book 1120 at
page 492 in the RMC Office for Greenville County.

This conveyance is subject to any and all existing reservations, easements,
rights of way, zoning ordinances and restrictions or protective covenants
that may appear of record or on the premises.

Grantees are to pay 1980 county property taxes.

As a part of the consideration the grantees assume and agree to pay the
balance due on a mortgage to Charter Mortgage Company, recorded in Mortgage
Bk. 1459 pg. 459, RMC, Gvl Co., present balance being \$46,869.21
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, successors
and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administra-
tors to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns
against the grantor(s) and the grantor's(s') heirs, successors and assigns 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 2nd day of June 1980

SIGNED, sealed and delivered in the presence of:

[Handwritten signatures]

[Handwritten signature] (SEAL)
Dan Neil Clevenger
[Handwritten signature] (SEAL)
Barbara J. Clevenger
(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 deed and that (s)he, with other witness subscribed above
witnessed the execution thereof.

SWORN to before me this 2nd day of June 1980.

[Handwritten signature] (SEAL)
Notary Public for South Carolina
My commission expires: 6-15-89

[Handwritten signature]
Lewis T. Richardson, et al
30-43

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 whom-
soever, renounce, release and forever relinquish unto the grantee(s) and the grantee's(s') heirs, 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
2d day of June 1980.

[Handwritten signature] (SEAL)
Notary Public for South Carolina
My commission expires: 6-15-89

[Handwritten signature]
Barbara J. Clevenger

RECORDED JUN 2 1980 day of _____ 19____
at 4:25 P.M.

0.85

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