

TITLE TO REAL ESTATE—Love, Thornton, Argyle & Thomason, 410 E. Washington St., Greenville, S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

Grantees' Mailing Address: 4832 Coach Hills Dr.
Greenville, SC 29615

22 PM '80
SHERSLEY

KNOW ALL MEN BY THESE PRESENTS, that DOVE TREE REALTY, a Partnership

in consideration of FOURTEEN THOUSAND AND NO/100 (\$14,000.00)-----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 T. C. CHAN and RUBY CHAN

ALL that lot of land situate on the western side of Boxthorne Court in the County of Greenville, State of South Carolina being shown as Lot No. 58 on a plat of Dove Tree Subdivision, Sheet No. 1, dated September 18, 1972, revised March 25, 1973, prepared by Piedmont Engineers & Architects, recorded in Plat Book 4-X at page 21 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 western side of Boxthorne Court at the joint front corner of Lot 58 and Lot 60 and running thence with Lot 60 N 66-46 W 152.1 feet to an iron pin at the joint rear corner of Lot 58 and Lot 60; thence N 10-47 W 103.2 feet to an iron pin at the joint rear corner of Lot 57 and Lot 58; thence with Lot 57 N 84-34 E 166.8 feet to an iron pin on Boxthorne Court; thence with said court the following courses and distances: S 15-33 E 30 feet, S 3-29 E 65 feet, S 9-53 W 66.7 feet and S 23-37 W 19 feet to the point of beginning. (11) -195-540.10-1-62

This is a portion of the property conveyed to the grantor by deed of Malcolm C. Davenport, et al dated December 20, 1971 and recorded December 21, 1971 in Deed Book 932 at page 244 in the RMC Office for Greenville County.

This deed is being executed by Threatt Enterprises, Inc., as managing partner of Dove Tree Realty Company pursuant to the terms of Ratification Agreement recorded on April 5, 1978 in Deed Book 1076 at page 614 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 * appertain to said premises and the heirs, 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 administrators 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. * may appear of record or on the premises.

WITNESS the grantor's(s') hand(s) and seal(s) this 12th day of December 19 80

SIGNED, sealed and delivered in the presence of:

Julia P. Taylor
Donald R. McAlister

DOVE TREE REALTY, a Partnership, by (SEAL)
Threatt Enterprises, Inc., Managing Partner, (SEAL)
a Corporation
BY: *T. C. Threatt* (SEAL)
T. C. Threatt, President of (SEAL)
THREATT ENTERPRISES, INC. (SEAL)

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
DOCUMENTARY
STAMP
TAX \$2.00

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 12th day of December 1980.

Donald R. McAlister (SEAL)
Notary Public for South Carolina
My commission expires: 6-15-89

Julia P. Taylor

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

RENUNCIATION OF DOWER

NOT NECESSARY;
PARTNERSHIP

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, 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
day of 19

27642 DRM JPT
T.C. + Ruby Chan
540.10-1-62

Notary Public for South Carolina.
My commission expires: DEC 10 1980
RECORDED this
at 3:22 P.M.

(SEAL)
SOUTH CAROLINA COUNTY DOCUMENTARY TAX
★ DEC 16 '80 15.40

M., No. 17386

4328 RV-2