

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

NOV 10 1980
12 31 PM '81

5140-78

KNOW ALL MEN BY THESE PRESENTS, that DONALD E. FRANKLIN

in consideration of Fifty-five Thousand and no/100ths (\$55,000.00) and the Assumption of the below mentioned mortgage of the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto

GORDON J. BALL AND MARGARET E. BALL, THEIR HEIRS & ASSIGNS

ALL that lot of land, situate on the eastern side of S.C. Highway No. 14, being shown as Lot No. 13 on a plat of Holly Hill Subdivision, Section 1, dated February 17, 1977 amended April 5, 1977, prepared by C. O. Riddle, Surveyor, recorded in the Office of the RMC for Greenville County in Plat Book 5P at Page 85, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of S.C. Highway No. 14 at the joint front corner of Lot 12 and Lot 13 and running thence with Lot No. 12 N72-12E 142.55 feet to an iron pin at the joint rear corner of Lots 11, 12 and 13; thence with Lot 11, N2-16E 72.8 feet to an iron pin at the joint rear corner of Lots 11, 13 and 15; thence with Lot 15, N49-04W 59.15 feet to an iron pin at the joint rear corner of Lots 13, 14 and 15; thence with Lot No. 14, S76-57W 130 feet to an iron pin on S.C. Highway 14; thence with said highway S14-33E 130 feet to the point of beginning. - 16 - 15 - 542.2 - 1 - 4

This being the same property conveyed to the Grantor by deed of Franklin Enterprises, Inc., recorded in the Office of the RMC for Greenville County in Deed Book 1132 at Page 804. 5/27/80.

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.

The grantees herein assume and agree to pay the balance due on that certain (CONTINUED ON REVERSE SIDE HEREOF)

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 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.

WITNESS the grantor's(s) hand(s) and seal(s) this 31st day of December 1980

SIGNED, sealed and delivered in the presence of:

Donald E. Franklin
DONALD E. FRANKLIN (SEAL)

Sign Hanna

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 31st day of December 19 80.

Notary Public for South Carolina
My commission expires: 6-15-80

Sign Hanna

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, 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 31st day of December 19 80.

Notary Public for South Carolina
My commission expires:

RECORDED

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