

TITLE TO REAL ESTATE - INDIVIDUAL FORM

John M. Dillard, P.A., Greenville, S.C.

Greenville, SC 29601

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

RECORDED  
30 PH '81  
RMC  
HARRISLEY

BOOK 1141 783

KNOW ALL MEN BY THESE PRESENTS, that TERRY ANTHONY KING and VALARIE P. KING

in consideration of Four Thousand Six Hundred Fifty-five and 09/100 (\$4,655.09) -- Dollars and assumption of mortgage indebtedness as set forth below, the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto B & C PROPERTIES, a General Partnership, its successors and assigns:

ALL that piece, parcel or lot of land situate, lying and being on the southeastern side of Squire Place near the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 36 as shown on a plat of Canterbury Subdivision, Section I, prepared by Heaner Engineering Co., Inc., dated March 22, 1972, and recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 4-N, page 69, and being more particularly described in accordance with a plat entitled PROPERTY OF TERRY ANTHONY KING AND VALARIE P. KING, dated December 7, 1977, and prepared by Carolina Surveying Co., Inc., to-wit:

BEGINNING at an iron pin on the southeastern side of Squire Place at the joint front corner of Lots Nos. 36 and 37 and running thence with the line of Lot No. 37, S. 85-09-58 E., 115.16 feet to an iron pin; thence S. 04-38-25 E., 100 feet to an iron pin in the line of Lot No. 29; thence with the line of Lot No. 29, S. 74-23-00 W., 91.88 feet to an iron pin at the joint rear corner of Lots Nos. 29, 30, 35 and 36; thence with the line of Lot No. 36, N. 31-19-19 W., 111.92 feet to an iron pin on the southeastern side of Squire Place; thence with the curve of the southeastern side of Squire Place, the chord of which is N. 31-45-21 E., 45.28 feet to the point of beginning.

20(110) 602.3-1-36

The above property is the same conveyed to the Grantors by deed of Ernest R. James and Gwendolyn Miller James, recorded December 12, 1977 in Deed Book 1069, page 969, 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.

As a part of the consideration for this deed, the Grantee assumes and agrees to pay in full the indebtedness due on a note and mortgage given to Collateral Investment Company, in the original sum of \$29,950.00, recorded on December 12, 1977 in Mortgage Book 1418, page 244 (OVER)

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 hands and seals this 30th day of January 1981

*[Signature]*  
\_\_\_\_\_  
*[Signature]*  
\_\_\_\_\_

*[Signature]*  
TERRY ANTHONY KING (SEAL)  
*[Signature]*  
VALARIE P. KING (SEAL)

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

PROBATE

Personally appeared the undersigned witness and made oath that he saw the within named grantor(s) sign, seal and in the presence of me and do(es) deliver the within written deed and that he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 30th day of January 1981

*[Signature]*  
\_\_\_\_\_  
Notary Public for South Carolina  
My commission expires 5/22/83

*[Signature]*  
John M. Dillard

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, renounce, release and forever relinquish unto the grantor(s) and the grantor(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 granted and released.

GIVEN under my hand and seal this 30th day of January 1981

*[Signature]*  
\_\_\_\_\_  
Notary Public for South Carolina  
My commission expires 5/22/83

*[Signature]*  
Valarie P. King

RECORDED this \_\_\_\_\_ day of \_\_\_\_\_ 19\_\_\_\_ M. No. \_\_\_\_\_

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