

1145-564

BROAN BYRD BLANEY & MASSEY, P.A. 700 EAST NORTH STREET, P.O. BOX 2464 GREENVILLE SOUTH CAROLINA 29602

STATE OF SOUTH CAROLINA } Grantee's address: c/o Mr. G. Herman Walker, III
COUNTY OF GREENVILLE } Greenville, SC 29602

KNOW ALL MEN BY THESE PRESENTS, that Paul S. Rossi, Jr. -----

in consideration of Exchange of property valued at \$10,000.00, plus the assumption of the mortgage indebtednesses set forth below----- 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 Walker Properties, a General Partnership, its successors and assigns forever:

ALL that certain piece, parcel or lot of land in the City of Greenville, County of Greenville, State aforesaid, being known and designated as a part of Lot No. 15 according to a plat of East Overbrook which is recorded in the R.M.C. Office for Greenville County in Plat Book C at Page 274, and being more particularly described according to a plat of said property made by J. C. Hill, Eng., dated August 9, 1954, having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a stake at the southeast corner of Briarcliff Drive and Brookside Avenue, and running thence with the line of Brookside Avenue, S. 44-45 E., 150 feet to an iron pin; thence N. 42-35 E., 59.75 feet to an iron pin; thence N. 42-43 W., 149 feet to an iron pin on Briarcliff Drive; thence along the line of Briarcliff Drive, S. 43-45 W., 65 feet to a stake, the beginning corner.

This is the same property conveyed to the Grantor herein by deed of Mark E. Burry and Rebecca F. Watson Burry dated November 30, 1978 and recorded in the R.M.C. Office for Greenville County in Deed Book 1032 at Page 860 on the 1st day of December, 1978.

The Grantee herein assumes and agrees to pay the terms of that certain mortgage heretofore executed unto Aiken-Speir recorded in the R.M.C. Office for Greenville County in REM Book 1419 at Page 281 and having a present balance of \$18,387.06.

This conveyance is made subject to all easements, restrictions, rights-of-way, or covenants affecting the within described property.

SEE REVERSE

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 hand(s) and seal(s) this 31st day of March 19 81

SIGNED, sealed and delivered in the presence of Paul S. Rossi, Jr. (SEAL)

James C. Blaney, Jr. (Signature)

STATE OF SOUTH CAROLINA PROBATE
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)'s act 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 31st day of March 19 81

James C. Blaney, Jr. (Signature) (SEAL)
Notary Public for South Carolina
My commission expires 11-9-81

STATE OF SOUTH CAROLINA RENUNCIATION OF DOWER
COUNTY OF GREENVILLE I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife, co-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 grantor(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 and singular the premises within mentioned and released.

GIVEN under my hand and seal this 31st day of March 19 81

Notary Public for South Carolina (SEAL)
My commission expires: _____ day of _____ 19 ____

RECORDED this _____ day of _____ 19 ____

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