

402 Roberta Drive
Greenville, S. C. 29607

TITLE TO REAL ESTATE - INDIVIDUAL FORM - Mitchell & Aerial, Greenville, S.C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

GR: 10 S. QUITCLAIM DEED

APR 31 AM '81
SIGNED BY HERBERT

1145 PAGE 728

KNOW ALL MEN BY THESE PRESENTS, that Ray L. Herbert

in consideration of One Dollar and quitclaim of interest

XXXXXX

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Bob R. Janes, his heirs and assigns forever:

ALL my right, title and interest, if any, in and to the following described property, to-wit:

All that piece, parcel or lot of land with all buildings and improvements thereon, situate, lying and being on the northwestern side of Dixie Avenue in the City of Greenville, Greenville County, South Carolina, being known and designated as Lot No. 58 as shown on a plat entitled DIXIE HEIGHTS made by C. M. Furman, Jr., Engineer recorded January 31, 1927 in Plat Book H at page 46 in the RMC Office for Greenville County, South Carolina reference to said plat is hereby craved for the metes and bounds thereof.

The above property is the same property conveyed to Ray L. Herbert by deed of Fred L. Holtzclaw recorded December 29, 1954 in Deed Book 515 at page 48. The said Ray L. Herbert conveyed the above described property to Crosswell Company, Inc. as set forth in Deed book 636 at page 540. Simultaneously with the deed to Crosswell Company, Inc. the said Ray L. Herbert and Winston Herbert entered into an Agreement with Crosswell Company, Inc. wherein it was agreed that the above described property would be re-conveyed to Ray L. Herbert and Winston Herbert upon the satisfaction of certain covenants and conditions as contained in said agreement which is set forth in Deed Book 636 at page 507. The said property was conveyed by Crosswell Company, Inc. to only Winston Herbert as set forth in Deed Book 722 at page 458. The purpose of this deed is for the grantor to convey any interest he has in the above described property to the present owner, Bob R. Janes, that he has by virtue of said agreement with Crosswell Company, Inc. in Deed Book 636 at page 507.

15(519) 192-8-9 (NOTE)

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 hand and seal this 25 day of March 1981
Signed, sealed and delivered in the presence of

Patricia A. Anthony

Ray L. Herbert

(SEAL)

Nancy H. Bowling

Ray L. Herbert

(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 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 25 day of March 19 81

Nancy H. Bowling (SEAL)
Notary Public for South Carolina
My commission expires: 9-8-86

Patricia A. Anthony

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

RENUNCIATION OF DOWER

GRANTOR NOT MARRIED

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 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 mentioned and released.

GIVEN under my hand and seal this
day of March 1981

(SEAL)

Notary Public for South Carolina

My commission expires:

RECORDED this APR 6 1981

11:31 A. M. No. 27921

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