

Grantees Mailing Address: 500 Clemson St., Clemson, S.C. 29631
Prepared by WYCHE, BURGESS, FREEMAN & PARIHAI, P. A., Attorneys at Law, Greenville, S.C.

State of South Carolina
GREENVILLE COUNTY

TITLE TO REAL ESTATE

Know All Men by These Presents:

That Adela L. DuVernet, hereafter referred to as Grantor, in consideration of the sum of Eighty-Five Thousand One Hundred & No/100ths (\$85,100.00) DOLLARS, paid to Grantor by Crosby & Bagwell Enterprises, a South Carolina Partnership, hereafter referred to as Grantee, at and before the sealing of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the said Grantee Crosby & Bagwell Enterprises, a South Carolina Partnership consisting of Stan Crosby and B. L. Bagwell as equal partners, its heirs and assigns forever;

ALL that certain piece, parcel or lot of land situate on Pendleton Road near the City of Greenville, in Greenville County, South Carolina, being shown as the lot marked "SOLD" and located between Lot 17 and Lot 8 on Section B of Plat of Mansfield Park, made by Piedmont Engineering Service, December, 1960 and recorded in the RMC Office for Greenville County, South Carolina in Plat Book MM, Page 193 and having according to said plat the following metes and bounds, to-wit:

BEGINNING at a point approximately 396.5 feet from the intersection of Pendleton Road and White Horse Road, at the joint front corner of Lot 17 and lot marked "SOLD". Running S.36-21 W. 205.5 feet, thence turning and running S.53-35 E. 35.0 feet, thence S.65-15 E. 54.4 feet, thence S.47-16 E. 117.1 feet, thence S.47-16 E. 40.2 feet, thence turning and running S.28-05 W.186 feet, thence turning and running N.58-04 W. 274.1 feet back to the beginning corner.

14 (250) 237.1-5-49

This conveyance is made subject to all easements, conditions, covenants, restrictions and rights-of-way which are a matter of public record and which actually exist upon the ground affecting the above described property.

This is the same property devised to Adela L. DuVernet by Will of R. P. DuVernet filed in Apartment 1554, File 26 in the RMC Office of Greenville County, South Carolina.



TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining;

TO HAVE AND TO HOLD all and singular the said premises before mentioned unto the Grantee and Grantee's Heirs/Successors and Assigns forever. AND Grantor does hereby bind Grantor and Grantor's Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto Grantee and Grantee's Heirs/Successors and Assigns against Grantor and Grantor's Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the hand and seal of Grantor this 19th day of JUNE, 1981.

Adela L. DuVernet (Seal)
Adela L. DuVernet (Seal)

Grantor (Seal)

Signed, Sealed and Delivered in the Presence of
Frank L. Upde
Emily G. Stephenson

STATE OF SOUTH CAROLINA,
GREENVILLE COUNTY

Personally appeared before me the undersigned witness and made oath that he saw Grantor sign, seal and as Grantor's act and deed deliver the written deed and that said witness together with the other witness whose name is also above subscribed witnessed the execution of the within deed by Grantor.

Sworn to before me this 19th day of June, 1981
Frank L. Upde (Seal)
Notary Public for South Carolina

My Commission expires January 1, 1979

STATE OF SOUTH CAROLINA, NOT NECESSARY RENUNCIATION OF DOWER WOMAN GRANTOR
GREENVILLE COUNTY

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that Mrs. _____, wife of the within named Grantor did this day appear before me, and 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 or persons whomsoever, renounce, release, and forever relinquish unto Grantee and Grantee's Heirs/Successors and Assigns, all her interest and estate, and also all her right and claim of Dower of, in or to all and singular the premises above described.

GIVEN under my hand and seal this _____ day of _____, 19____

Notary Public for South Carolina

My Commission expires January 1, 197____

Recorded this JUL 1 1981 day of _____ 19____ at 9:25 A. M. No. _____

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