

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

307 PETTIGRU STREET, GREENVILLE, S.C. 29603
JAN 29 AM '82
DEED BOOK 1162 PAGE 60
RSLEY

BOOK 1162 PAGE 60
For True Consideration See Affidavit
Book 41 Page 417

KNOW ALL MEN BY THESE PRESENTS, that J & B Investment Company, A South Carolina General Partnership

in consideration of Ten and No/100 (\$10.00) Dollars, and other valuable considerations, the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto John Bearden Brown and Carolyn C Brown, their heirs and assigns, forever:

ALL that certain piece, parcel or lot of land, situate, lying and being in the State of South Carolina, County of Greenville, and being known and designated as Lot No. 15 on a plat of Shamrock Acres, recorded in the RMC Office for Greenville County, S. C. in Plat Book YY, at Page 43, and also as shown on a more recent plat prepared by Freeland & Associates, entitled "Property of Ronald E. Reece and Pamela B. Reece", dated December 4, 1979, and recorded in the RMC Office for Greenville County, S. C. in Plat Book 7-T, at Page 1, and having, according to the more recent plat, the following metes and bounds, to-wit:

13 (308) B 4-1-1-51

BEGINNING at an iron pin on the eastern side of Shamrock Circle, joint front corner of Lots Nos. 14 and 15 and running thence N. 81-57 E. 166.4 feet to an iron pin; thence turning and running S. 9-21 E. 85.0 feet to an iron pin, joint rear corners of Lots Nos. 15 and 16; thence with the common line of Lots Nos. 15 and 16, S. 81-57 W. 168.3 feet to an iron pin on the eastern side of Shamrock Circle; thence turning and running along said Circle, N. 8-03 W. 85.0 feet to an iron pin, the point of beginning.

This conveyance is subject to all restrictions, set-back lines, roadways, zoning ordinances, easements, and rights-of-way, if any, affecting the above described property.

This is the same property conveyed to the Grantor herein by deed of Thomas & Janes Real Estate, Inc., dated January 29, 1982, and recorded in the RMC Office for Greenville County, S. C. in Deed Book 1162, at Page 59.

This conveyance is subject to that certain (See 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 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 29 day of January, 19 82. J & B INVESTMENT COMPANY, A SOUTH CAROLINA GENERAL PARTNERSHIP (SEAL)

SIGNED, sealed and delivered in the presence of

[Handwritten signatures]

BY: *[Handwritten signature]* (SEAL)

BY: *[Handwritten signature]* (SEAL)

(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(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 29 day of January, 19 82.

[Handwritten signature] (SEAL)
Notary Public for South Carolina
My commission expires: 7/30/90

[Handwritten signature]

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER NOT NECESSARY - GRANTOR A PARTNERSHIP

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 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 _____ 19 _____

(SEAL)
Notary Public for South Carolina
My commission expires:

RECORDED this _____ day of _____ 19 _____ at _____ M. No. _____

(CONTINUED ON NEXT PAGE)

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