

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

Grantor's address is: BOOK 1164 PAGE 589
10 S. Main St.
Greer, S. C., 29651

KNOW ALL MEN BY THESE PRESENTS, that I, James E. Jeffers,

in consideration of Four Thousand and no/100ths (\$4,000.00) 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 Southside Baptist Church and Trustees, its successors 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, on the eastern side of South Main Street in Chick Springs Township, in the Town of Greer, and having the following courses and distances, to-wit:

BEGINNING at an iron pin in the center of South Main Street at the southwestern corner of this lot and the lot owned now or formerly by F. S. Ruston, and running thence with the F. S. Rushton line S. 85-45 E. 218.5 feet to an iron pin; thence N. 7-15 E. 77 feet to an iron pin; thence N. 82-45 W. 227 feet to an iron pin in the center of South Main Street; thence with the center of South Main Street S. 1 W. 77 feet to the point of BEGINNING.

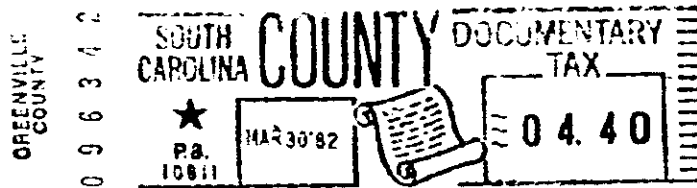
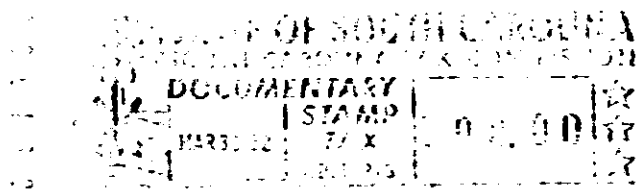
11 (285) G3-1-18

LESS, HOWEVER, that certain 2,980 square feet, more or less, condemned and taken by the South Carolina Department of Highways and Public Transportation by Resolution dated June 2, 1980. File No. 23,783.1, Greenville County.

This is the same property conveyed to the Grantor by Deed of Ronald E. Newton and Joann R. Newton dated January 6, 1977 and Deed of William C. Kelly dated July 24, 1978, which Deeds are recorded respectively in Deed Books 1049 at Page 267 and 1083 at Page 721 in the R.M.C. Office for Greenville County.

This conveyance is subject to any and all existing reservations, easements, rights-of-way, zoning ordinances and restrictions or protective covenants that may appear of record or on the premises.

285-G3-1-18



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 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 23rd day of March, 1982

SIGNED, sealed and delivered in the presence of:

Linda L. Pope
Charlie O. Wolfe

James E. Jeffers (SEAL)
James E. Jeffers (SEAL)
(SEAL)
(SEAL)

STATE OF SOUTH CAROLINA }
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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 23rd day of March, 1982

Charlie O. Wolfe (SEAL)
Notary Public for South Carolina.

Linda L. Pope (SEAL)

My commission expires 8-7-90

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 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 singular the premises within mentioned and released.

GIVEN under my hand and seal this 23rd day of March, 1982.

Charlie O. Wolfe (SEAL)
Notary Public for South Carolina.

Judy M. Jeffers (SEAL)
Judy M. Jeffers

My commission expires 8-7-90

RECORDED in MAR 30 1982

at 11:19 A.M. No. 23713

1058

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