

TITLE TO REAL ESTATE—Love, Thornton, Arnold & Thomason, 410 E. Washington St., Greenville, S. C.

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)
Grantee(s) Mailing Address
605 Summit Dr
Greenville, S.C. 29601

KNOW ALL MEN BY THESE PRESENTS, that DARRYL A. ELLBERG AND BEVERLY J. ELLBERG

in consideration of Thirty One Thousand ThreeHundred Thirty Seven and 90/100ths Dollars, (\$31,337.90) and assumption of certain mortgage the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto LEE K. GROOME

ALL that certain piece, parcel or lot of land, situate, lying and being on the western side of Summit Drive, in the County of Greenville, State of South Carolina, and being known and designated as Lot No. 1 and the southern one-half of Lot No. 2, according to a plat of the property of Lois M. Wilson, dated May 12, 1947, and recorded in Plat Book T at Page 120 and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Summit Drive, 638.2 feet south of the southeastern corner of the property of A. W. Suddeth and running thence N 89-30 W 160 feet to an iron pin; thence N 1-26 E 112.5 feet to a stake in the center of the rear line of Lot 2; thence through the center of Lot 2, S 89-30 E 160 feet to a stake on the western side of Summit Drive in the center of the front line of said Lot 2; thence along the western side of Summit Drive S 1-26 W 112.5 feet to an iron pin at the point of beginning.

12(500) 182-2-80

Less, However, a strip conveyed to the City of Greenville by deed recorded in Deed Book 482 at Page 273.

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

This is the same property conveyed to the Grantors by deed of Janice M. Lollis 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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns against the grantor(s) and the grantor's(s') heirs, successors and assigns 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 15th day of June 19 82

SIGNED, sealed and delivered in the presence of:

[Signatures]
AGNES B. REED, Notary Public
Warren, Warren County, Pa.
My Commission Expires November 29, 1982
Darryl A. Ellberg (SEAL)
DARRYL A. ELLBERG
Beverly J. Ellberg (SEAL)
BEVERLY J. ELLBERG

PENNSYLVANIA
STATE OF ~~SOUTH CAROLINA~~
COUNTY OF ~~GREENVILLE~~ *Warren* 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 deed and that (s)he, with other witness subscribed above witnessed the execution thereof.

SWORN to before me this 15 day of June 19 82.

[Signatures]
Notary Public for ~~South Carolina~~ *PENNSYLVANIA*
My commission expires: ~~Warren, Warren County, Pa.~~ *Warren, Warren County, Pa.*
My Commission Expires November 29, 1982

PENNSYLVANIA
STATE OF ~~SOUTH CAROLINA~~
COUNTY OF ~~GREENVILLE~~ *Warren* 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, 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 15th day of June 19 82.

[Signatures]
Notary Public for ~~South Carolina~~ *PENNSYLVANIA*
My commission expires: ~~Warren, Warren County, Pa.~~ *Warren, Warren County, Pa.*
My Commission Expires November 29, 1982
RECORDED this day of 19

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