

Grantees' Address: 219 Pebble Creek Rd., Wildewood S/D, Columbia, S.C. 29206  
STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

Vol 1172-435

KNOW ALL MEN BY THESE PRESENTS, that AARON P. BLANK and JEAN F. BLANK

in consideration of Fifty-Two Thousand, Five Hundred and No/100 (\$52,500.00) 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 JAMES R. SEFERT and GAYLE M. SEFERT

ALL that certain piece, parcel or lot of land, situate, lying and being on the southeastern side of Sweet Gum Drive in the County of Greenville, State of South Carolina, being shown and designated as Lot 48 on Plat of Green Valley Estates recorded in Plat Book QQ, Pages 2 and 3, Greenville County R. M. C. Office and having, according to said plat and according to a more recent plat entitled "Property of Aaron P. Blank and Jean F. Blank" by Freeland & Associates dated December 4, 1979, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeastern side of Sweet Gum Drive at the joint front corner of Lots 48 and 49 and running thence with the joint line of said lots, S. 38-20 E. 100 feet to an iron pin on the golf course; thence with the golf course, S. 51-45 W. 55.9 feet to an iron pin; thence S. 22-47 E. 166.5 feet to an iron pin; thence S. 40-48 W. 190.7 feet to an iron pin at the joint rear corner of Lots 47 and 48; thence with the joint line of Lots 47 and 48, N. 33-06 W. 299.7 feet to an iron pin on Sweet Gum Drive; thence with Sweet Gum Drive, N. 52-03 E. 260 feet to the point of beginning.

This is the same property conveyed to Grantors by Theodore A. Watson by deed dated December 18, 1979, recorded December 18, 1979, in Deed Volume 1117, Page 532, of the R. M. C. Office for Greenville County, South Carolina.

This conveyance is subject to all plats, leases, covenants, restrictions, zoning, governmental requirements, setback lines, roadways, easements and rights of way affecting the property.

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 16th day of August, 1982

SIGNED, sealed and delivered in the presence of:

Harold Edwards  
Wynne C. Edwards

Aaron P. Blank (SEAL)  
Jean F. Blank (SEAL)  
\_\_\_\_\_  
\_\_\_\_\_  
(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 16th day of August 1982

Harold Edwards (SEAL)  
Notary Public for South Carolina.

Wynne C. Edwards

My commission expires Nov. 14, 1985

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  
16th day of August 1982  
Harold Edwards (SEAL)  
Notary Public for South Carolina.

Jean F. Blank

My commission expires Nov. 14, 1985

RECORDED this AUG 19 1982 at 4:20 P. M., No. 1231