

Grantee's Address: c/o Henderson Real Estate
126 Laurens Road, Greenville,
TITLE OF REAL ESTATE Gaddy and Davenport, P.A., Attorneys at Law S. C. 29607 S.C.

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STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOWN ALL MEN BY THESE PRESENTS, that I, Ann H. Martin,

in consideration of One (\$1.00) Dollar, love and affection,

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 William M. Martin, his heirs and assigns forever:

AN UNDIVIDED ONE-FOURTH (1/4) INTEREST IN AND TO:

All that piece, parcel or lot of land in Greenville township, Greenville County, State of South Carolina, on the western side of Gridley Street, near the City of Greenville, being shown as Lot #45 on plat of Mountain View Land Company recorded in Plat Book A, at Page 397, in the RMC Office for Greenville County, and described as follows:

12(235) 155-3-9 (NOTE)

Beginning at a stake on the Western side of Gridley Street, corner of Lot #46, and running thence with the line of said lot, N. 89-30 W. 145 feet to a stake on an alley; thence with said alley S. 11-30 E. 50 feet to a stake, corner of Lot #44; thence with line of said lot S. 89-30 E. 143 feet to a stake on Gridley Street; thence with the western side of Gridley Street, N. 13-00 W. 50 feet to the beginning corner.

This is the same identical property conveyed to John L. Bruin and Ann H. Martin by deed from Dot Properties, Inc., dated June 4, 1982, recorded in the RMC Office for Greenville County in Deed Book 1168, at Page 346, on June 9, 1982. Also see deed from John L. Bruin to Ann H. Martin and William M. Martin dated July 15, 1982, recorded in the RMC Office for Greenville County in Deed Book 1172, at Page 442. It is the Grantor's intent to convey an undivided one-fourth (1/4) interest in and to the above described property to the Grantee herein so that hereafter both the Grantor herein and the Grantee herein will each have an undivided one-half (1/2) interest in and to said 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, 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 20th day of August 1982

SIGNED, sealed and delivered in the presence of:

[Signature]
[Signature]

[Signature] (SEAL)
Ann H. Martin

(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 deed and that (s)he, with other witness subscribed above witnessed the execution thereof.

SWORN to before me this 20th day of August 1982

[Signature] (SEAL)

Notary Public for South Carolina
My commission expires: 10-8-89

[Signature]
Margaret A. Hurlston

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

NO RENUNCIATION OF DOWER - GRANTOR WIFE

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 19 day of _____

(SEAL)

Notary Public for South Carolina.
My commission expires: _____

RECORDED this AUG 20 1982 day of _____ 19 _____ at 12:03 P. M. No. 1301

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