

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

STATE OF SOUTH CAROLINA FEB 24 11 51 AM '83
COUNTY OF GREENVILLE

Grantees' Mailing Address 204 Chestnut Oaks Court
Simpsonville, SC 29681

KNOW ALL MEN BY THESE PRESENTS, that Donald E. Franklin and Franklin Enterprises, Inc.

in consideration of One and no/100ths (\$1.00) and Correction of Deed 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 TIMOTHY K. FRANKE AND FRANCINE M. FRANKE

ALL that certain piece, parcel or lot of land, situate, lying and being on the southern side of Chestnut Oaks Court, in the County of Greenville, State of South Carolina, the same being shown as Lot No. 57 and a small portion of Lot No. 56 as shown on a plat of Holly Tree Plantation, Phase III, Section II recorded in the Office of the RMC for Greenville County in Plat Book 7-C at Page 27 and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Chestnut Oaks Court, at the joint front corner of Lot 57 and Lot 58 and running thence with Chestnut Oaks Court S 77-49 E 50 feet to an iron pin; thence S 5-49 W 49.24 feet to an iron pin; thence S 7-45 W 189.93 feet to an iron pin; thence S 45-14 W 20 feet to an iron pin; thence N 36-32 W 230.74 feet to an iron pin at the joint rear corner of Lot 57 and Lot 58; thence with Lot 58 N 60-12 E 153.50 feet to the point of beginning.

Lot Number 57 was conveyed to Franklin Enterprises, Inc. by deed of Donald E. Franklin recorded June 22, 1982 in Deed Book 1169 at Page 48 in the RMC Office for Greenville County. Lot 56 is a portion of the property conveyed to Donald E. Franklin by Deed of Holly Tree Plantation a Partnership, recorded May 10, 1979 in the Office of the RMC for Greenville County in Deed Book 1102 at Page 140

16 (116) ATO = 548-3-1-76
CUT OF = 548-3-1-75

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 31st day of January 1983

SIGNED, sealed and delivered in the presence of:

James B. Harrison
Donald E. Franklin

Donald E. Franklin (SEAL)
DONALD E. FRANKLIN, INDIVIDUALLY
FRANKLIN ENTERPRISES, INC. (SEAL)
BY: Donald E. Franklin (SEAL)
Donald E. Franklin, President (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 31st day of January 19 83

James B. Harrison (SEAL)
Notary Public for South Carolina 6-15-89
My commission expires:

James B. Harrison

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 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 15 day of January 19 83

James B. Harrison (SEAL)
Notary Public for South Carolina 6-15-89
My commission expires:

James B. Harrison

RECORDED this FEB 24 1983 day of _____ 19____, at _____ 11:51 A. M. No. _____

