

Grantee's address: c/o 1050 Grove Road, Greenville, SC 29605

Prepared by WYCHIE, BURGESS, FREEMAN & PARIHAM, P. A., Attorneys at Law, Greenville, S.C. 29605

100-1588

State of South Carolina

GREENVILLE COUNTY

TITLE TO REAL ESTATE

Know All Men by These Presents:

That Jon T. Lorbach and Sally M. Lorbach, hereafter referred to as Grantor, in consideration of the sum of Seventy-five Thousand and 00/100 (\$75,000.00) DOLLARS, paid to Grantor by W. Arnold Batson, Jr., and Leigh Batson, hereafter referred to as Grantee, at and before the sealing of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the said Grantee, its heirs and assigns:

ALL THAT CERTAIN, piece, parcel or tract of land, with improvements thereon, situate, lying and being on the northeastern side of Hammett Road near the City of Greenville, in the County of Greenville, State of South Carolina, and shown and designated as a tract containing 16.9 acres, more or less, according to a survey prepared by Carolina Surveying Company, dated June 17, 1983, recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book 9-8 at Page 66. Reference to said Plat being craved for a more complete description.

This is the same property conveyed to the Grantors herein by deed of Richard R. Perdue and Betty J. Perdue recorded in the RMC Office for Greenville County in Deed Book 1074 at Page 430 on the 28th day of February, 1978.

This conveyance is made subject to all easements, conditions, covenants, restrictions and rights of way which are a matter of record and/or actually existing on the ground affecting the above-described property.

11(195) 538-7-1-8

Derivation: This is a portion of the property conveyed to Jon P. Lorbach and Sally M. Lorbach by Richard R. Perdue and Betty J. Perdue by deed dated February 28, 1978, and recorded in the RMC Office for Greenville County in Deed Volume 1074 at Page 430.

This conveyance is made subject to easements, restrictions and other encumbrances of record.

TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining; TO HAVE AND TO HOLD all and singular the said premises before mentioned unto the Grantee and Grantee's Heirs/Successors and Assigns forever. AND Grantor does hereby bind Grantor and Grantor's Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto Grantee and Grantee's Heirs/Successors and Assigns against Grantor and Grantor's Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the hand and seal of Grantor this 15th day of June 1983

Signed, Sealed and Delivered in the Presence of

Rosemary Fletcher (Seal)

Jon T. Lorbach (Seal)
Sally M. Lorbach (Seal)
Grantor

STATE OF SOUTH CAROLINA,

GREENVILLE COUNTY

Personally appeared before me the undersigned witness and made oath that he saw Grantor sign, seal and as Grantor's act and deed deliver the written deed and that said witness together with the other witness whose name is also above subscribed witnessed the execution of the within deed by Grantor.

Sworn to before me this

15th day of June 1983
Rosemary Fletcher (Seal)
Notary Public for South Carolina

My Commission expires January 1, 197- 6-15-89

STATE OF SOUTH CAROLINA,

GREENVILLE COUNTY

RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Sally M. Lorbach, wife of the within named Grantor did this day appear before me, and 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 or persons whomsoever, renounce, release, and forever relinquish unto Grantee and Grantee's Heirs/Successors and Assigns, all her interest and estate, and also all her right and claim of Dower of, in or to all and singular the premises above described.

GIVEN under my hand and seal this

15th day of June 1983
Rosemary Fletcher (Seal)
Notary Public for South Carolina

My Commission expires January 1, 197- 6-15-89

Recorded this day of 1983 M. No. 40000

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