

TITLE TO REAL ESTATE Prepared by C. Victor Pyle, Attorney at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

SEP 1 2 34 PM '83

1105-1022

KNOW ALL MEN BY THESE PRESENTS, that W. R. JULIAN, as Trustee for John R. Julian and Bernice E. Julian

in consideration of Ten Thousand and no/100 (\$10,000.00)-----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 THURMAN R. JULIAN, his heirs and assigns forever:

RT 3, Box 240, Simpsonville 29681

ALL those pieces, parcels, or lots of land situate, lying and being in Greenville County, South Carolina, being shown as Lots Nos. 21, 22, 23, and 24 on Plat of Alban Acres, plat of which is recorded in the R.M.C. Office in Plat Book 4N at Page 31 and according to said plat having the following metes and bounds, to-wit:

BEGINNING at a point on the southwesterly side of Fairgrounds Road at the joint front corner of Lots Nos. 20 and 21 and running thence S. 69-41 W. 447.4 feet; thence S. 19-09 E. 315 feet and S. 20-36 E. 185 feet; thence N. 69-43 E. 455 feet to a point on Fairgrounds Road; thence with Fairgrounds Road N. 20-59 W. 500 feet to the point of beginning.

Being the same conveyed to the Grantor, as Trustee by deed of John R. Julian and Bernice E. Julian by deed dated April 13, 1970, recorded in the R.M.C. Office for Greenville County in Deeds Book 887, Page 639.

This conveyance is made subject to all restrictions, set back lines, roadways, easements and rights of way, if any, appearing of record, on the premises or on the recorded plat, which affect the property hereinabove described.

19(45) 585.1-1-22.9 → 5.17Ac
OUT OF 585.1-1-22.1

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }
RECORDED
INDEXED
SEP 13 1983
\$20.00

GREENVILLE COUNTY
106098
SOUTH CAROLINA COUNTY DOCUMENTARY TAX
★ SEP-1'83
P.B. 12311
11.00

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 August 1983

SIGNED, sealed and delivered in the presence of:

C. Victor Pyle
Frances Dawn Remmons

W.R. Julian
W.R. Julian, as Trustee for John R. Julian (SEAL)
and Bernice E. Julian (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 August 1983

Frances Dawn Remmons (SEAL)

Notary Public for South Carolina
My commission expires: 8-18-91

C. Victor Pyle

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, 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 _____ day of August 1983

Notary Public for South Carolina.
My commission expires: _____

RECORDED this 1st day of SEP. 19 83, at 2:34 P. M. No. _____

7504

2060

4325 RV 21