

TITLE TO REAL ESTATE - INDIVIDUAL FORM - Mitchell & Ariail, Greenville, S.C. 217 Briar Creek Road Greer, SC29651

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

GREENVILLE FILED
SEP 25 10 43 AM '83
DONNA RILEY

VOL 1197 PAGE 98

KNOW ALL MEN BY THESE PRESENTS, that Bartholomew J. Twomey and Yvonne H. Twomey

in consideration of One Hundred Twenty-nine Thousand and no/100 (\$129,000.00)-----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 Richard T. Phelps and La Verne Phelps, their heirs and assigns forever:

ALL that piece, parcel or lot of land with all buildings and improvements thereon situate, lying and being on the southeastern side of Briar Creek Road in Greenville County, South Carolina being known and designated as Lot No. 101 on a plat entitled SUGAR CREEK, MAP NO. 5 made by C. O. Riddle dated June 8, 1977, recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book 6H at Page 2 and having according to a more recent survey thereof entitled PROPERTY OF BARTHOLOMEW J. TWOMEY AND YVONNE H. TWOMEY made by Freeland & Associates dated April 9, 1980, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeastern side of Briar Creek Road at the joint front corner of lots nos. 101 and 102 and running thence with the joint line of said lots S. 54-40 -38 E. 198.72 feet to an iron pin at the joint rear corner of lots nos. 101 and 102; thence S. 38-42-43 W. 72.5 feet to an iron pin; thence S. 87-44 W. 48.5 feet to an iron pin at the joint rear corner of lots nos. 100 and 101; thence along the common line of said lots, N. 57-26 W. 152.24 feet to an iron pin on the southeastern side of Briar Creek Road; thence with the southeastern side of Briar Creek Road, N. 32-34 E. 54.35 feet to an iron pin; thence continuing with the southeastern side of said Road, N. 33-56-41 E. 55 feet to an iron pin, the point of beginning.

The above property is the same property conveyed to the grantors by deed of Edward Walther and Margaret F. Walther recorded April 24, 1980 in Deed Book 1124 at Page 548 and is hereby conveyed subject to all rights of way, easements, conditions, public roads and restrictive covenants reserved on plats and other instruments of public record and actually existing on the ground affecting said property.

The grantees assume and agree to pay Greenville County property taxes for the tax year 1983 and subsequent years.

11(195) 534.3-1-288

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 assigns against the grantor(s) and the grantor(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 12th day of September, 19 83
Signed, sealed and delivered in the presence of:
Patricia L. Wendell (SEAL)
Bartholomew J. Twomey (SEAL)
Marilyn Mc Carthy (SEAL)
Yvonne H. Twomey (SEAL)

ILLINOIS PROBATE
STATE OF ILLINOIS
COUNTY OF GREENVILLE
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 12th day of September, 19 83

Alice Carloso (SEAL)
Notary Public for ILLINOIS
My commission expires:

ILLINOIS RENUNCIATION OF DOWER
STATE OF ILLINOIS
COUNTY OF GREENVILLE
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 and singular the premises within mentioned and released.

GIVEN under my hand and seal this 12th day of September, 19 83
Alice Carloso (SEAL)
Notary Public for ILLINOIS
My commission expires:

RECORDED this 26th day of September, 19 83 at 10:48 A.M. 10027
RECORDED SEP 26 1983 at 10:48 A.M. 10027
SOUTH CAROLINA COUNTY DOCUMENTARY TAX 141.90