

1205 PRE 324

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

DEPT. OF REVENUE
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that SUNVIEW TOWNHOMES PROPERTIES, a South Carolina general partnership,

in consideration of One and No/100 (\$1.00)----- 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 SUNVIEW TOWNHOMES HOMEOWNERS ASSOCIATION, INC., its successors and assigns forever,

ALL that certain piece, parcel or tract of land situate, lying and being in the State of South Carolina, County of Greenville, as is more fully shown on a plat entitled "Sunview Townhomes Properties, Phase I", according to a plat thereof prepared by Kermit T. Gould, Surveyor, dated August 15, 1983, and recorded in the R.M.C. Office for Greenville County in Plat Book 9-W at Page 24, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a nail in the center of Fowler Circle, at the corner of property of Billie G. Schwiers, and running thence along the line of said property S. 78-33 E. 166.42 feet to an iron pin; thence continuing S. 84-48 E. 47.0 feet to an iron pin at the corner of property identified as Phases II and III; and running thence S. 0-47 W. 100.92 feet to an iron pin; thence continuing S. 0-41 W. 114.40 feet to an iron pin; running thence N. 89-14 W. 200.41 feet to a railroad spike in the center of Fowler Circle; and running thence with the center of Fowler Circle N. 1-30 W. 250 feet to the POINT OF BEGINNING. LESS, HOWEVER, Lots 1, 2, 3, 4, 5, 6, 7 and 8 as shown on said plat.

This is a portion of the same property conveyed to the Grantor herein by Blueridge Developments, Inc. by deed dated March 5, 1981, recorded March 6, 1982, in the R.M.C. Office for Greenville County in Deed Book 1143 at Page 822.

This conveyance is made subject to any restrictions, reservations, zoning ordinances or easements that may appear of record, on the recorded plat(s), or on the premises.

15(799) M 7.6-1-9

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 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 25th day of January 19 84

SIGNED, sealed and delivered in the presence of:
SUNVIEW TOWNHOMES PROPERTIES, a South Carolina general partnership (SEAL)
BY: [Signature] (SEAL)
[Signature] (SEAL)
[Signature] (SEAL)

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

SWORN to before me this 25th day of January 19 84

[Signature] (SEAL) [Signature]
Notary Public for South Carolina. My Commission Expires: 9-6-92

STATE OF SOUTH CAROLINA }
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RENUNCIATION OF DOWER NOT NECESSARY - GRANTOR IS A SOUTH CAROLINA GENERAL PARTNERSHIP

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 _____ day of _____ 19 _____ (SEAL)

Notary Public for South Carolina. My Commission Expires: _____
RECORDED this JAN 30 1984 10 at 9:36 A. M. No. 23370

REC-30

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