

WARRANTY DEED

Feb 21 1 25 PM '04  
DONNIE W. HERSLEY  
R.H.C.

STATE OF South Carolina

COUNTY OF Greenville

THIS INDENTURE, Made this 17th day of FEBRUARY in the year of Our Lord One Thousand Nine Hundred and Eighty Four, between First Family Financial Services, Inc. f/k/a First Financial Services, Inc. of the State of South Carolina and County of Greenville of the first part, and Howard L. Nelson and wife, Teresa S. Nelson of the State of South Carolina and the County of Greenville of the second part,

WITNESSETH: That the said party of the first part, for and in consideration of the sum of Twenty Three Thousand and no/100 Dollars, in hand paid, at and before the sealing and delivery of these presents, the receipt of which is hereby acknowledged, has granted, bargained, sold and conveyed, and by these presents does grant, bargain, sell and convey unto the said party of the second part, their heir and assigns, all that tract of parcel of land lying and being in Greenville County, State of South Carolina being more particulary described as follows:

13(235) 142-7-6

See Exhibit "A"  
(Attached)

STAMP TAX \$46.00

GREENVILLE COUNTY 09613 SOUTH CAROLINA COUNTY DOCUMENTARY TAX FEB 21 '04 25.30

It is expressly agreed that this property is purchased in a as is condition and no warranty is given to habitability.

TO HAVE AND TO HOLD the said tract or parcel of land, with all and singular rights, members and appurtenances thereof, to the same being, belonging, or in anywise appertaining, to the only proper use, benefit and behoof of the said party of the second part, their heirs and assigns, forever, in Fee Simple.

AND THE SAID party of the first part, for its heirs, executors and administrators, will warrant and forever defend the right and title to the above described property, unto the said party of the second part, their heirs and assigns, against the claims of all persons owing, holding or claiming by, through or under the said party of the first part.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal, the day and year above written.

Signed, sealed and delivered in presence of:

Jimmy Mc Gee  
Doc Harward

First Family Financial Services, Inc. f/k/a  
First Financial Services, Inc. (Seal)

B. L. Coursey Sr. Vice President (Seal)

W. D. Cohea, Jr. Vice President

Notary Public for the State of South Carolina  
My Commission Expires 12/31/04

(Over) CTG -----3 FE21 84 013 4.00CD

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