

GRANTEES' MAILING ADDRESS:

505 Hammett Road
Greer, SC 29651

VOL 1208 PAGE 313

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

FILED
MAR 16 12 07 PM '84

KNOW ALL MEN BY THESE PRESENTS that I, JIMMY L. STEPHENS,
DONNIE S. AYKERSLEY
R.M.C.

in consideration of NINETY THOUSAND AND NO/100 (\$90,000.00)----- Dollars,

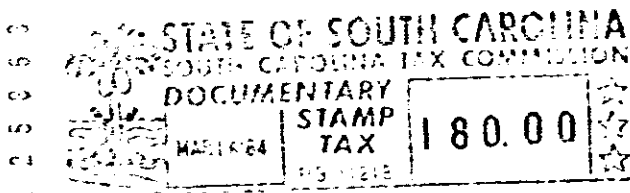
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto W. EUGENE COGGIN and NANCY W. COGGIN, their heirs and assigns forever:

ALL that certain piece, parcel or lot of land situate, lying and being in Greenville County, S.C., being shown and designated as Lot No. 124 on plat of PORTION OF SECTION TWO, RIVER DOWNS, prepared by Piedmont Engineers, Architects & Planners, dated September 22, 1975, recorded in the RMC Office for Greenville County, S.C., in Plat Book 5-D at Page 91, and revised on February 11, 1976, the revised plat being recorded in Plat Book 5-P at Page 15, and having such metes and bounds as shown on said latter plat.

This being a portion of that property conveyed to the Grantor herein by deed of William R. Rowan, III, and Judith G. Rowan recorded January 5, 1979, in the RMC Office for Greenville County, S.C., in Deed Book 1094 at Page 880.

This conveyance is made subject to any and all existing reservations, easements, rights of way, zoning ordinances and restrictions or protective covenants that may appear of record, on the recorded plats, or on the premises.

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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 15th day of March, 1984.

SIGNED, sealed and delivered in the presence of:

Olivia B. Norris
W. Eugene Coggin

Jimmy L. Stephens (SEAL)
JIMMY L. STEPHENS (SEAL)

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

SWORN to before me this 15th day of March, 1984.

W. Eugene Coggin (SEAL)
Notary Public for South Carolina.

My commission expires 11/19/90

Olivia B. Norris

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 or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all singular the premises within mentioned and released.

GIVEN under my hand and seal this 15th day of March, 1984.

Olivia B. Norris (SEAL)
Notary Public for South Carolina.

My commission expires 12/1/92

Deborah G. Stephens
DEBORAH G. STEPHENS

28516

RECORDED this MAR 16 1984 day of at 12:07 P. M., No.

0313

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