

GRANTEES' MAILING ADDRESS:

Route 11, Lamont Lane
Greenville, SC 29611

VOL 1211 PAGE 27

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

FILED
APR 23 2 36 PM '84
R.M.C.

KNOW ALL MEN BY THESE PRESENTS that we, CHARLES E. MANTOOTH and MARSHA NELSON MANTOOTH,

in consideration of TWENTY-NINE THOUSAND AND NO/100 (\$29,000.00) ----- 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 STEVE W. ROSS and BEVERLY J. ROSS, their heirs and assigns forever:

ALL that piece, parcel or lot of land, with the buildings and improvements thereon, situate, lying and being near the City of Greenville, in the County of Greenville, State of South Carolina, being known and designated as Lot 4 on plat of property of Robert H. Smart and Maria Van Weert Smart, and also shown on plat of Re-subdivision of Lots 43 and 44 of Dixie Farms, which plat is recorded in the RMC Office for Greenville County, S.C., in Plat Book YYY at Page 145, and having, according to said plats, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwestern side of Lamont Lane, joint front corner of Lots 44 and 45 of Dixie Farms, as shown on plat recorded in the RMC Office for Greenville County in Plat Book L at Page 5, and running thence along the northwestern side of Lamont Lane S. 60-47 W. 95 feet to an iron pin; thence in a new line of Lot 44 of Dixie Farms and along the joint line of Lots 3 and 4 of the re-subdivision N. 26-35 W. 250 feet to an iron pin; thence N. 60-47 E. 95 feet to an iron pin at the joint rear corner of Lots 44 and 45 of Dixie Farms; thence along the common line of said lots S. 26-35 E. 250 feet to an iron pin, the point of beginning.

This being the same property conveyed to the grantors by deed of Charles Montgomery dated July 24, 1981, and recorded in the RMC Office for Greenville County, S.C., in Deed Book 1152 at Page 342.

This conveyance is 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.

-14-166-247-5-12.1

GREENVILLE COUNTY
SOUTH CAROLINA COUNTY DOCUMENTARY TAX
★ APR 23 1984
31.90

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 20th day of April, 1984.

SIGNED, sealed and delivered in the presence of:

[Signature]
[Signature]

[Signature] (SEAL)
CHARLES E. MANTOOTH
[Signature] (SEAL)
MARSHA NELSON MANTOOTH
(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.

Subscribed to before me this 20th day of April, 1984.

[Signature] (SEAL)
Notary Public for South Carolina

[Signature]

My commission expires 11/19/90

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 20th day of April, 1984.
[Signature] (SEAL)
Notary Public for South Carolina

[Signature]
MARSHA NELSON MANTOOTH

My commission expires 11/19/90

RECORDED this APR 23 1984 day of at 2:36 P/ M. No. 33010