TITLE TO REAL ESTATE-Love, Thoraton, Arnold & Thomason, 410 E. Washington St. Greenville, SV61 1214 PHE 7.35 Grantee(s) Mailing Address Route 5, Tanyard Rd. Greenville, SC 29609 STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE KNOW ALL MEN BY THESE PRESENTS, WAS LECLAUDIA B. HARBIT R.M.C. in consideration of - - ONE AND NO/100 (\$1.00)the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto GARY G. HARBIT AN UNDIVIDED ONE-HALF (1/2) INTEREST IN AND TO: ALL that certain lot of land situate on the southern side of Mountainview Avenue and on the eastern side of Robinson Street, in the County of Greenville, State of South Carolina, being shown as Lot No. 1 on a plat of Oakland Heights, Block B, recorded in the Office of the R.M.C. for Greenville County in Plat Book F at page 204, and also shown on plat prepared for Claudia B. Harbit by Freeland and Associates, dated July 22, 1982, and having, according to said latter plat, the following metes and bounds, to-wit: BEGINNING at an iron pin on the southern side of Mountainview Avenue at the joint front corner of Lot No. 1 and Lot No. 2, and running thence with Lot No. 2, S. 9-09 W. 170.15 feet to an iron pin at the joint rear corner of Lot No. 1 and Lot No. 2; thence N. 80-28 W. 133.79 feet to an iron pin on the eastern side of Robinson Street; thence with said street, N. 28-00 E. 179.71 feet to an iron pin on the southern side of Mountainview Avenue; thence with said avenue S. 80-15 E. 75.38 feet to the point of beginning. Also see Plat recorded in Plat Book 10-8 at page 93 in the RMC Office. This is the same property conveyed to the grantor herein by deed of Harry S. Abrams recorded September 7, 1976, in Deed Book 1042 at page 492 in the R.M.C. Office for Greenville County. This conveyance is subject to any and all existing easements, rights of way, zoning ordinances and restrictions or protective covenants that may appear of record or on the premises. 12-500-177-5-1 together with all and singular the rights, members, hereditaments and apportenances to said premises belonging or in any wise incident or apportaining; to have and to hold all and singular the premises before mentioned unto the grantee(s), and the grantee's(s') heirs, successors and assigns, forever. And, the granter(s) do(es) hereby hind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns against the granter(s) and the grantor's(s') heirs, successors and assigns and against every person whomsoever lawfully claiming or to the same as any part thereof claim the same or any part thereof. June WITNESS the granter's(s') hand(s) and seal(s) this 12th day of (SEAL) (SEAL) (SEAL) PROBATE STATE OF SOUTH CAROLINA 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 deed and that (s)he, with other witness subscribed above witnessed the execution thereof. 19 84. SWORN to before me this 12theay of June Muster - Notary Public for South Carolina <u>6-15-89</u> My commission expires: NO RENUNCIATION OF DOWER NECESSARY - FEMALE GRANTOR STATE OF SOUTH CAROLINA O COUNTY OF GREENVILLE I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wires) of the above samed granter(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 whom-scever, renounce, release and forever relinquish unto the grantee(s) and the grantee's(s') beirs, 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 Notary Public for South Carolina. My commission expires: \_\_\_\_

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