

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that Northgate Trace Joint Venture, A South Carolina General Partnership

in consideration of Eighty Thousand Eight Hundred Ninety-Two and No/100(\$80,892.00) 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 THOMAS L. THOMASON and ANN B. THOMASON, their heirs and assigns, forever:

ALL that certain piece, parcel or unit, situate, lying and being on the Northeastern side of Garraux Street, in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Unit Forty-Five (45) of Northgate Trace Horizontal Property Regime, as is more fully described in Master Deed dated July 2, 1981, and recorded in the RMC Office for Greenville County, S. C. in Deed Book 1151, at Pages 35 through 121, inclusive, on July 2, 1981, and further shown on survey and plot plan entitled "Northgate Trace", dated June, 1981, prepared by W. R. Williams, Jr., RLS, and recorded in the RMC Office for Greenville County, S. C. in Deed Book 1151, at Page 75, on July 2, 1981.

This conveyance is subject to all restrictions, zoning ordinances, and easements that may appear of record, on the recorded plat(s), or on the premises, and is further subject to the terms and conditions of the afore-said Master Deed. (26) - 500 - 35.1 - 1 - 45

This is a portion of the property conveyed to the Grantor herein by deed of Williams Street Development Corp., conveying 85% interest, dated September 11, 1981, and recorded in the RMC Office for Greenville County, S. C. in Deed Book 1155, at Page 152, and by deed of Carolina Service Corporation of Greenville, conveying 15% interest, dated September 11, 1981, and recorded in the RMC Office for Greenville County, S. C. in Deed Book 1155, at Page 155; subsequently, the said Carolina Service Corporation of Greenville conveyed its interest in the said Partnership to Williams Street Development Corp. by Assignment of Partnership Interest dated August 31, 1984, and recorded in the RMC Office for Greenville County, S. C. in Deed Book 1220, at Page 971, on September 4, 1984.

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 assigns against the grantor(s) and the grantor'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 18th day of September, 1984. NORTHGATE TRACE JOINT VENTURE, A SOUTH CAROLINA GENERAL PARTNERSHIP (SEAL)

SIGNED, sealed and delivered in the presence of

*Linda B. Osborne*  
*James D. John*

BY: WILLIAMS STREET DEVELOPMENT CORP. (SEAL)  
BY: *Doyle R. Peace* (SEAL)  
DOYLE R. PEACE, President (SEAL)  
Its Sole Partner

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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 18th day of September, 1984.

*James D. John* (SEAL)  
Notary Public for South Carolina  
My commission expires: 30/90

*Linda B. Osborne*

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RENUNCIATION OF DOWER - N/A

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

(Notary Public for South Carolina  
My commission expires:

RECORDED this day of 19 at M. No.

REPTO

228-8287