

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE } FILED } TITLE TO REAL ESTATE
GREENVILLE } S.C.

KNOW ALL MEN BY THESE PRESENTS, that I, Jack M. Bates

DONNIE S. TANKERSLEY

in consideration of One and NO/100^{R.M.C.} -- (\$1.00) -- and exchange of property ----- 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 Shon R. Robertson, his heirs and assigns forever;

ALL that certain piece, parcel or tract of land situate, lying and being in the County of Greenville, State of South Carolina, containing 10.17 acres as is more particularly shown on plat entitled "Property of Jack M. Bates", prepared by Tri-State Surveyors, dated November 26, 1984, and recorded in the RMC Office for Greenville County in Plat Book 10 Z at Page 88, and having such metes and bounds as shown thereon, reference to said plat being made for a more complete description.

ALSO, Grantor herein conveys to the Grantee, his heirs and assigns, a non-exclusive easement in the 30-foot wide easement for ingress and egress as is shown on the above referenced plat.

THIS conveyance is subject to all restrictions, setback lines, roadways, zoning ordinances, easements and rights of way appearing on the property and/or of record.

THIS is a portion of that same property conveyed to the Grantor herein by deed of Albert R. Bates and Billy D. Bates recorded in the RMC Office for Greenville County in Deed Book 968 at Page 26 on February 22, 1973.

THE mailing address of the Grantee herein is: Route 2, Box 262A
Landrum, South Carolina 29356

-3-355-652.2-1-7.12
OUT OF 652.2-1-7.12

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 13th day of December, 19 84.

SIGNED, sealed and delivered in the presence of:

Jack M. Bates (SEAL)
Jack M. Bates (SEAL)
Kathy H. Kolbin (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 13th day of December 19 84.

Notary Public for South Carolina.

My commission expires 1-15-98

STATE OF SOUTH CAROLINA }
COUNTY OF }

RENUNCIATION OF DOWER NOT NECESSARY

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

day of 19

Notary Public for South Carolina.

My commission expires

RECORDED this day of 19, at JA 7 85 844 M., No.

(CONTINUED ON NEXT PAGE)

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