

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE } S.C.

BOOK 1162 PAGE 745

KNOW ALL MEN BY THESE PRESENTS, that ROBERT A. HAMILTON

DOES HEREBY CERTIFY

in consideration of THE SUM OF ONE AND 00/100 (\$1.00) AND LOVE & AFFECTION 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 CYNTHIA ROSE KEETON, HER HEIRS AND ASSIGNS, FOREVER, ALL OF MY UNDIVIDED ONE-HALF INTEREST IN AND TO THE FOLLOWING DESCRIBED REAL PROPERTY:

ALL THAT CERTAIN PIECE, PARCEL OR TRACT OF LAND, WITH ALL IMPROVEMENTS THEREON, SITUATE, LYING AND BEING IN GLASSY MOUNTAIN TOWNSHIP, GREENVILLE COUNTY, SOUTH CAROLINA, ON THE NORTHERN SIDE OF SOUTH CAROLINA HIGHWAY 11, CONTAINING 2.84 ACRES AS SHOWN ON A PLAT THEREOF ENTITLED "SURVEY FOR JAMES W. CHAMBERS, SR. AND RUTH T. CHAMBERS", DATED JULY 27, 1978, PREPARED BY CAROLINA SURVEYING CO., AND BEING A PORTION OF THE 70.85 ACRE TRACT SHOWN ON PLAT RECORDED IN THE RMC OFFICE FOR GREENVILLE COUNTY IN PLAT BOOK 6-M AT PAGE 43, WITH THE 2.84 ACRE TRACT HEREBY CONVEYED HAVING THE FOLLOWING METES AND BOUNDS ACCORDING TO THE FIRST MENTIONED PLAT: 3-(355)645.2-1-12.1

BEGINNING AT AN IRON PIN ON THE NORTHERN SIDE OF SOUTH CAROLINA HIGHWAY 11, SAID IRON PIN LYING N. 81-02 E., 449.8 FEET FROM THE INTERSECTION OF THE NORTHERN SIDE OF THE RIGHT OF WAY OF SOUTH CAROLINA HIGHWAY 11 AND THE EASTERN PROPERTY LINE OF PROPERTY NOW OR FORMERLY OWNED BY ORA TURNER, AND THENCE LEAVING THE NORTHERN SIDE OF SOUTH CAROLINA HIGHWAY 11 AND RUNNING WITH THE LINE OF THE 2.90 ACRE TRACT AS SHOWN ON SAID PLAT, N. 2-23 W., 646.2 TO AN IRON PIN ON THE LINE OF THE 2.59 ACRE TRACT AS SHOWN ON SAID PLAT; THENCE WITH THE LINE OF SAID 2.59 ACRE TRACT, N. 85-00 E., 180 FEET TO AN IRON PIN; THENCE, S. 5-00 E., 630 FEET TO AN IRON PIN ON THE NORTHERN SIDE OF SOUTH CAROLINA HIGHWAY 11, S. 81-02 W., 210 FEET TO THE POINT OF BEGINNING.

THIS CONVEYANCE IS SUBJECT TO ALL RESTRICTIONS, ZONING ORDINANCES, SETBACK LINES, ROADS OR PASSAGEWAYS, EASEMENTS AND RIGHTS OF WAY, IF ANY, AFFECTING THE ABOVE DESCRIBED PROPERTY.

3 (355) 645.2-1-12.1

THIS IS THE SAME PROPERTY CONVEYED TO THE GRANTOR AND GRANTEE HEREIN BY DEED FROM BONNIE S. MCGEE DATED 5/22/81 AND RECORDED 5/22/81 IN DEED BOOK 1148, PAGE 133.

GRANTEE'S ADDRESS: 16 OVERBROOK RD., GREENVILLE, S.C. 29607

GRANTEE AGREES TO ASSUME AND PAY THE BALANCE DUE ON THAT CERTAIN MORTGAGE INDEBTEDNESS TO SUNAMERICA FINANCIAL CORPORATION IN THE ORIGINAL SUM OF \$24,300.00 as evidenced by mortgage recorded in mortgage book 1506 at page 788 on 7/2/80.

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 22ND day of FEB. 19 82

SIGNED, sealed and delivered in the presence of:

Robert A. Hamilton * (SEAL)
ROBERT A. HAMILTON (SEAL)

John Fredrick Russell (SEAL)

(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 22ND day of FEB. 19 82

Cynthia Keeton (SEAL)
Notary Public for South Carolina.

My commission expires 2-26-84

John Fredrick Russell (SEAL)

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER

* GRANTOR IS NOT MARRIED. (initials)

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

(SEAL)

Notary Public for South Carolina.

My commission expires

RECORDED this FEB 22 1982

at 12:26 P. M., No. 15751

0740

4328 RV.2