

GRANTEE'S MAILING ADDRESS:

33 Fieldstone Place
Greenville, SC 29615

VOL 1215 PAGE 526

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that we, HAROLD B. PHILLIPS and EDNA H. PHILLIPS,

in consideration of EIGHTEEN THOUSAND AND NO/100 (\$18,000.00) ----- 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 JIMMY L. STEPHENS, his heirs and assigns forever:

ALL that lot of land situate on the southwestern side of Continental Drive and on the northwestern side of Parliament Road, in the County of Greenville, State of South Carolina, being shown as Lot No. 20 on plat of MERRIFIELD PARK SUBDIVISION, SECTION 2, SHEET NO. 1, dated February 18, 1969, prepared by Piedmont Engineers and Architects, recorded in the RMC Office for Greenville County in Plat Book WWW at Page 51, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwestern side of Continental Drive at the joint front corner of Lots 19 and 20 and running thence with the line of Lot 19, S. 44-34 W. 156 feet to an iron pin at the joint rear corner of Lots 19 and 20; thence with the line of Lot 18, S. 47-55 E. 111.2 feet to an iron pin on Parliament Road; thence with said road N. 46-16 E. 135 feet to an iron pin; thence N. 1-42 W. 33.5 feet to an iron pin on Continental Drive; thence with said drive N. 49-38 W. 90.75 feet to the beginning point.

This being the same property conveyed to us by deed of Paul E. Scarpa recorded April 20, 1978, in the RMC Office for Greenville County, S.C., in Deed Book 1077 at Page 413.

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 plat(s) or on the premises.

Grantee to pay 1984 taxes.

STATE OF SOUTH CAROLINA
RECORDS SECTION
DOCUMENTARY
STAMP
TAX 36.00

11-201-543.9-1-20

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 22 day of June, 19 84.

SIGNED, sealed and delivered in the presence of:

Edna H. Vaughn
Hina Blatak

Harold B. Phillips (SEAL)
Edna H. Phillips (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 22 day of June, 1984.

Edna H. Vaughn (SEAL)
Notary Public for South Carolina.

Hina Blatak

My commission expires 5-24-93

STATE OF SOUTH CAROLINA
COUNTY OF

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
day of 19

Notary Public for South Carolina. (SEAL)

My commission expires

RECORDED this 22nd day of July 1984

at 3:47 P.M.

GREENVILLE COUNTY
1 1 2 5 9 2
SOUTH CAROLINA COUNTY DOCUMENTARY TAX
19.80
PS 1981

10528