

STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE ADDRESS: 40 West Avondale Drive Greenville, S. C. 29609

FILED AUG 24 1979 DONNIE S. TANKERSLEY R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that Lynn Lloyd Laughlin and Ofelia T. Laughlin

in consideration of One Hundred Thirty-Five Thousand and No/100 (\$135,000.00-----) 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

Lawrence J. Nachman and Lynne T. Nachman, their heirs and assigns, forever:

All that piece, parcel or lot of land, situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina, on the Eastern side of West Avondale Drive, being known and designated as Lot No. 20, Block G (less a small triangular portion thereof previously conveyed), as shown on a Plat of a subdivision known as Northgate, prepared by C.M. Furman, Jr., Engineer, dated June, 1926, recorded in the RMC Office for Greenville County, S.C. in Plat Book "G", at Pages 135 and 136, and having, according to said Plat, the following metes and bounds:

BEGINNING at an iron pin on the Eastern side of West Avondale Drive at the joint front corner of Lots Nos. 19 and 20, Block G, and running thence with the line of Lot No. 19 S. 74-40 E., 207.6 feet to an iron pin; thence with a new line through Lot No. 20 S. 66-58 E., 16.8 feet to an iron pin; thence continuing a new line through Lot No. 20 N. 15-20 E., 2 feet to an iron pin in the line of Lot No. 19; thence with the line of Lot No. 19 S. 74-40 E., 7.5 feet to an iron pin on the Western side of a 12 foot alley; thence with the Western side of said alley S. 15-20 W., 100 feet to an iron pin at the joint rear corner of Lots Nos. 20 and 21; thence with the line of Lot No. 21 N. 74-40 W., 225.8 feet to an iron pin on the Eastern side of West Avondale Drive; thence with the Eastern side of West Avondale Drive N. 13-27 E., 100.6 feet to the point of beginning.

- 12-519-181-3-23

The above conveyance is subject to such restrictions, setback lines, zoning ordinances, utility easements and rights of way, if any, as may affect the above described property.

This is the same property conveyed to Grantors herein by deed from Mary Simms Oliphant Furman recorded May 30, 1978 in the RMC Office for Greenville County, S.C. in Deed Book 1080, at Page 76

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)' heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(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)' heirs or successors and assigns against the grantor(s) and the grantor(s)' heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor(s)' hand(s) and seal(s) this 24th day of August 1979.

SIGNED, sealed and delivered in the presence of

John P. Mann (Signature)

Lynn Lloyd Laughlin (Signature) Ofelia T. Laughlin (Signature)

STATE OF SOUTH CAROLINA DOCUMENTARY TAX STAMP 10715

Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) sign, seal and as the grantor(s)' act and deed deliver the within written deed and that (s)'e, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 24th day of August 1979.

Notary Public for South Carolina My commission expires: 4/6/89

John P. Mann (Signature)

STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE RENEUCIATION

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)' 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 24th day of August 1979.

Notary Public for South Carolina My commission expires: 4/6/89

Ofelia T. Laughlin (Signature)

RECORDED this AUG 24 1979 at 1:59 P.M.

STATE OF SOUTH CAROLINA DOCUMENTARY TAX STAMP 4565

182 11 6604