STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

GRANTEE'S ADDRESS:

102 Shaddock Drive
Simpsonville, SC 29681

KNOW ALL MEN BY THESE PRESENTS, that JAMES LEARY BUILDERS, INC.

in consideration of SIXTY-SEVEN THOUSAND AND NO/100 ($67,000.00)------------------------Dollars,
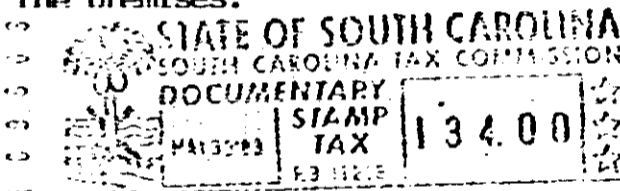
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto ROBERT H. TEMPLETON AND PAMELA P. TEMPLETON, their heirs and assigns forever:

ALL that certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Lot 212 of BRENTWOOD, SECTION NO. IV, as shown on plat recorded in the RMC Office for Greenville County in Plat Book 5D, Page 43 and also as shown on a more recent survey prepared by Richard D. Wooten, Jr., dated May 9, 1983, entitled, "Property of Robert H. Templeton and Pamela P. Templeton" recorded in the RMC Office for Greenville County in Plat Book __97__, Page __54__, and having, according to the more recent survey, the following metes and bounds, to wit:

BEGINNING at an iron pin on the western side of Shaddock Drive, joint corner of Lots 203 and 212 and running thence along the common line of said lots, S 72-09 W 122.18 feet to an iron pin; thence turning and running with the common line of Lots 211 and 212, N 19-19 W 162.5 feet to an iron pin on the southern side of Brentwood Way; thence turning and running along said Brentwood Way, N 71-00 E 95.0 feet to an iron pin at the intersection of Brentwood Way and Shaddock Drive; thence with the said intersection S 64-32 E 35.7 feet to an iron pin on the western side of Shaddock Drive; thence with the western side of said Drive, S 20-03 E 140.0 feet to an iron pin, the point of beginning. *18 (899) 319.2-1-140*

Being the same property conveyed to the grantor herein by deed of Rackley, Builder-Developer, Inc. to be recorded of even date herewith.

This conveyance is made subject to any restrictions, reservations, zoning ordinances, rights of way or easements that may appear of record, on the recorded plat(s) or on the premises.

STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY STAMP TAX | 134.00 |

GREENVILLE COUNTY | 03755 | SOUTH CAROLINA COUNTY DOCUMENTARY TAX | MAY 30'83 | 73.70 |

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 27th day of May . 19 83

SIGNED, sealed and delivered in the presence of:

James Leary Builders, Inc. _____(SEAL)

BY: _James Leary_ _____(SEAL)
James Leary

_____(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 27th day of May 1983 _Betsy A. Bassett_

_____(SEAL)
Notary Public for South Carolina.

My commission expires 1/20/93

STATE OF SOUTH CAROLINA

COUNTY OF

RENUNCIATION OF DOWER

Not Necessary – Grantor Corporation

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 MAY 30 1983 of ____ 19 ____ at 11:53 A. M., No. ____

32003