

TITLE TO REAL ESTATE-- Prepared by Rainey, Britton, Gibbs & Clarkson, P.A.
Suite 800, First Federal Building, 301 College St., Greenville, S. C. 29601

1205-822

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

Grantee's address: Box 164449, Station B, Greenville SC 29606

KNOW ALL MEN BY THESE PRESENTS, that We, Wayne Creel and Elaine Creel

in consideration of the exchange of real property valued at Fifty Thousand and no/100 Dollars, (\$50,000.00) Dollars, and in the further consideration of the assumption of the below described mortgage of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Kensington Place Partnership, a South Carolina general partnership, its successors and assigns:

ALL that certain piece, parcel or tract of land, located, lying and being in the County of Greenville, State of South Carolina, containing 1.98 acres, more or less, as shown on survey entitled "Survey for A. Wayne Creel" dated August 26, 1980, prepared by W. R. Williams, Jr., recorded in the Greenville County R.M.C. Office in Plat Book 8-F at Page 73 and having, according to said survey, the following metes and bounds, to-wit:

BEGINNING at an old iron pin at the joint front corner of the within tract and property now or formerly of Creel and property now or formerly of Wagner and running thence along the joint line of the within tract and property now or formerly of Creel S. 66-14 W. 324.7 feet to an old iron pin at the joint front corner of the within tract and property now or formerly of Doll; thence running along the joint line of said tracts N. 20-20 W. 270.6 feet to an old iron pin in the line of property now or formerly of Vaughn; thence running along the joint line of said tracts N. 65-16 E. 308.2 feet to a point at the joint rear corner of the within tract and property now or formerly of Wagner; thence running along the joint line of said tracts S. 23-50 E. 275.3 feet to an old iron pin at the joint front corner of the within tract and property now or formerly of Creel and property now or formerly of Wagner, the point and place of beginning.

This conveyance is subject to all restrictions, set back lines, roadways, zoning ordinances, easements and rights-of-way, if any, affecting the above-described property.

This is the identical property conveyed to the grantors by Lewis Freeman, Sr., by deed dated October 31, 1980, recorded November 21, 1980 in Deed Book 1137 at Page 740 in the R.M.C. Office for Greenville County.

11(195) 540.3-1-22.4

The above-described property is subject to that certain mortgage from the grantors to Lewis Freeman, Sr., recorded Nov. 21, 1980 in Mortgage Book 1525 at Page 229 in the R.M.C. Office for Greenville County, in an original amount of \$ 6,630.00 , upon which there is a balance now due of \$ 2,068.97 , which said mortgage the grantee herein agrees to assume.

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 3rd day of February, 1984
SIGNED, sealed and delivered in the presence of:
Arthur J. Hanson (SEAL) Wayne Creel (SEAL)
Arthur J. Hanson (SEAL) Elaine Creel (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 3rd day of February 19 84
Arthur J. Hanson (SEAL) Arthur J. Hanson
Notary Public for South Carolina
My commission expires: 7/8/86

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

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 and singular the premises within mentioned and released.

GIVEN under my hand and seal this 3rd day of February 19 84
Arthur J. Hanson (SEAL)
Notary Public for South Carolina
My commission expires: 7/8/86

Elaine Creel
(Mrs.) Elaine Creel

RECORDED this day of FEB 6 1984 at 12:45 P.M.

GREENVILLE COUNTY
SOUTH CAROLINA COUNTY DOCUMENTARY TAX
FEB-6-84 55.00

0.85

4328-72