

STATE OF SOUTH CAROLINA

COUNTY OF Greenville

VCL 1208 PAGE 986

KNOW ALL MEN BY THESE PRESENTS, that we, Richard L. Phillips and Jane B. Phillips

in consideration of Three Thousand and No/100----- Dollars, and assumption of mortgage as shown below the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Daniel (NMI) Lisznyaj and Martha F. Lisznyai, their heirs and assigns forever:

ALL that certain piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, on the southern side of Rodney Avenue and being known and designated as a portion of Lot No. 154 as shown on plat entitled "Property of J. P. Rosemond" recorded in the RMC Office for Greenville County Plat Book H at Page 186 and having such metes and bounds as shown thereon, reference to said plat being made for a more complete description.

THIS conveyance is subject to all restrictions, setback lines, roadsays, zoning ordinances, easements and right-of-way appearing on the property and/or of record.

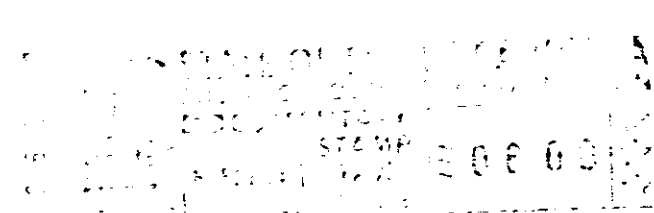
THIS is the same property as that conveyed to the Grantors herein by deed from George H. Zajicek and Mary Ann Zajicek recorded in the RMC Office for Greenville County in Deed Book 1123 at Page 270 on April 2, 1980.

THIS property is conveyed subject to a first mortgage given by the Grantors to Charter Mortgage Company dated April 2, 1980, in the original amount of \$34,600. and recorded in the RMC Office for Greenville, County in Mortgage Book 1499 at Page 746 and having an existing balance \$34,142.98.

-12-235-164-4-301

THE mailing address of the Grantees herein is 1 Casa Loma Drive, Taylors, South Carolina, 29687.

GRANTEES to pay 1984 taxes.



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 24 day of March, 1984

SIGNED, sealed and delivered in the presence of:

Signature of witness: Louis B. Reedy

Signatures of Richard L. Phillips and Jane B. Phillips with seals.

STATE OF SOUTH CAROLINA } COUNTY OF Rutherford

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 26 day of March 1984

Signature of Notary Public: Louis B. Reedy

Signature of witness: Jane B. Phillips

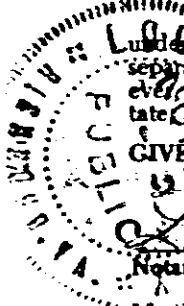
STATE OF SOUTH CAROLINA } COUNTY OF Rutherford

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 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 27 day of March 1984. Signature of Notary Public: Louis B. Reedy

Signature of Jane B. Phillips



RECORDED this 27 day of March 1984, at Rutherford, S.C., No. 20792

RECORDED MAR 27 1984 at 3:19 P.M.

Vertical stamp on the right edge: 0.98

Vertical stamp on the right edge: 20792