

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

TITLE TO REAL ESTATE

KNOW ALL MEN BY THESE PRESENTS, that Charles L. Upton and Linda B. Upton

In consideration of One and No/100-----LOVE AND AFFECTION----(\$1.00)----- 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 H. C. Bond, Jr., his heirs and assigns, forever:

ALL that certain piece, parcel or lot of land, containing .02 acres, situate, lying and being in the State of South Carolina, County of Greenville, being shown and designated as a portion of Lot 9 on plat of property of Staunton Court which plat is recorded in the RMC Office for Greenville County in Plat Book PPP at Page 143 and being further shown as Tract A on plat of property prepared for Charles and Linda B. Upton by Ethan C. Allen, April 28, 1984 and recorded in the RMC Office for Greenville County in Plat Book 10 R at Page 5 and having, according to said latter plat, metes and bounds as shown thereon

This being a portion of the same property acquired by the Grantors by deed of H. C. Bond, Jr. as recorded in the RMC Office for Greenville County in Deed Book 1016 at Page 552.

This conveyance is made subject to all restrictions, easements, rights of way, setback lines and roadways and zoning ordinances, if any, of record, on the recorded plat(s), or on the premises, affecting said property.

A-166 - PPTO 252-1-125 out of 252-1-125.1

GRANTEE'S MAILING ADDRESS:

114 Staunton Court  
Greenville, S.C. 29611

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 28th day of May 1984

SIGNED, sealed and delivered in the presence of:

*Charles L. Upton* (SEAL)  
Charles L. Upton  
*Linda B. Upton* (SEAL)  
Linda B. Upton  
*Beverly C. Guest* (SEAL)  
*James W. Ferguson* (SEAL)

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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) 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 28th day of May 1984

*Beverly C. Guest* (SEAL)  
Notary Public for South Carolina  
My commission expires 4-11-93

STATE OF SOUTH CAROLINA }  
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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 28th day of May 1984

*Linda B. Upton* (SEAL)  
Linda B. Upton  
*James W. Ferguson* (SEAL)  
Notary Public for South Carolina  
My commission expires 4-11-93

RECORDED this 28th day of MAY 28 1984 10:58 P/ M., No. 37372