

STATE OF SOUTH CAROLINA }
COUNTY OF Greenville }

NOV 11 8 42 AM 1968

KNOW ALL MEN BY THESE PRESENTS, that ^{CLERK OF COURT} **Hawkins-McCollum Builders, Inc.**

A Corporation chartered under the laws of the State of **South Carolina** and having a principal place of business at **Greenville, State of South Carolina**, in consideration of **Four Thousand Four Hundred Fifty and no/100 (\$4,450.00)** Dollars,

and assumption of mortgage as set out below, the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto

Robert E. Garrett and Ann F. Garrett, their heirs and assigns, forever:

All that lot of land in Greenville County, South Carolina, on the northern side of Birchbark Drive near the City of Greenville, being shown as Lot 38 on plat of Section 2, Parkdale, as recorded in the RMC Office for Greenville County in Plat Book BBB at page 121, and having according to said plat the following metes and bounds:

Beginning at an iron pin on the northerly side of Birchbark Drive, said pin being the joint front corner of Lots 37 and 38 and running thence with the common line of said lots, N 27-57 W 160 feet to an iron pin, joint rear corner of Lots 37 and 38; thence N 62-03 E 100 feet to an iron pin, joint rear corner of lots 38 and 39; thence with common line of said lots, S 27-57 E 160 feet to an iron pin on the northerly side of Birchbark Drive; thence with the northerly side of Birchbark Drive, S 62-03 W 100 feet to an iron pin, the point of beginning.

Being the same property conveyed to the grantor by Deed Book 853 at page 403.

This property is conveyed subject to restrictions, easements and rights of way of record affecting said property.

As part of the consideration for this conveyance, grantees assume and agree to pay the balance of \$ 13,500.00 due on the mortgage held by First Federal Savings & Loan Association recorded in Mortgage Book 1105 at page 198.

County Stamps Paid \$4.95
See Act No.320 Section 1



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 does hereby bind itself and its successors 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.

IN WITNESS whereof the grantor has caused its corporate seal to be affixed hereto and these presents to be subscribed by its duly authorized officers, this **8** day of **November** 19**68**.

SIGNED, sealed and delivered in the presence of:

Hawkins-McCollum Builders, Inc. (SEAL)

A Corporation

By: Joe E. Hawkins, Pres.
President
Lynn McCollum, Sec.
Secretary

John S. Chesser
Willie M. Hargood, Jr.

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PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named Corporation, by its duly authorized officers, 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 **8** day of **November** 19**68**.

John S. Chesser (SEAL)
Notary Public for South Carolina.

Willie M. Hargood, Jr.

Commission expires 1-1-70.

RECORDED this **11** day of **November** 19**68** at **8:42** A. M., No. **11523**

305-845-1-124