

State of South Carolina

County of GREENVILLE

FILED
GREENVILLE CO. S. C.
} DEC 30 9 52 AM '70
OLLIE FARNSWORTH
R. M. C.

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KNOW ALL MEN BY THESE PRESENTS That MIDDLETON PLACE INC.
a corporation chartered under the laws of the State of South Carolina
and having its principal place of business at Greenville
in the State of South Carolina, for and in consideration of the
sum of ---One and No/100 (\$1.00) and assumption of mortgage referred to
below-----dollars,

to it in hand duly paid at and before the sealing and delivery of these presents by the grantee(s) hereinafter named, (the receipt whereof is hereby acknowledged), has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto - An undivided three-fourths interest to William N. Miller, Jr. and an undivided one-fourth interest to Joe W. Hiller, their heirs and assigns, forever:

ALL those certain pieces, parcels or lots of land with the buildings and improvements thereon, lying, being and situate on the South side of West Earle Street in the City of Greenville, County of Greenville, State of South Carolina, and being known and designated as Lots Nos. 4, 5, 6, 7 and 8 on Plat of Property of Floride S. Miller, made by R. E. Dalton, Engineer, April 1919, recorded in the RMC Office for Greenville County, South Carolina in Plat Book E, Page 99, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the South side of West Earle Street at the joint front corner of Lots Nos. 3 and 4, and runs thence along the line of Lot No. 3, S. 5-42 W, 196 feet to an iron pin; thence along the rear line of Lots Nos. 4, 5, 6, 7 and 8, N 84-19 W, 293 feet to an iron pin at the joint rear corner of Lots Nos. 8 and 9; thence along the line of Lot No. 9, N 3-36 E, 189.4 feet to an iron pin on the South side of West Earle Street; thence along the South side of West Earle Street, S 85-38 E, 300 feet to the beginning corner.

This is the same property conveyed to the grantor by deed of William N. Miller, Jr., dated March 31, 1969, recorded in the R.M.C. Office for Greenville County, South Carolina in Deed Book E at Page 99.

The grantees herein assume and agree to pay the balance due on that mortgage given by Middleton Place Inc. to C. Douglas Wilson & Co., in the original amount of \$275,000.00, dated May 13, 1970, recorded in the R.M.C. Office for Greenville County, South Carolina in Mortgage Book 1155 at Page 69, on which there remains a principal balance due of \$272,814.68.

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

Grantees to pay 1970 Taxes.

The sole consideration for the conveyance is the cancellation and surrender of the stock held by the Grantees in the Corporation known as Middleton Place Inc., which has a value of \$77,185.32 and assumption of the mortgage referred to above. - 500 - 8 - 3 - 3, 4, 5, 6, 7