

State of South Carolina,

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County of GREENVILLE GREENVILLE CO. S. C.

FILED  
MAY 21 4 25 PM '74  
DONNIE S. HICKLEY  
R.M.C.



Greenville County  
Paid \$ 10.45  
Act No. 380 Sec. 1

0375

KNOW ALL MEN BY THESE PRESENTS That 4-D Builders Corp.  
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 Nine Thousand Four Hundred and No/100-----

-----dollars,  
and assumption of mortgage hereinafter described  
to it in hand duly paid at and before the sealing and delivery of these presents by the grantee(s) hereinafter nam-  
ed (the receipt whereof is hereby acknowledged) has granted, bargained, sold and released, and by these pres-  
ents does grant, bargain, sell and release unto Cecil L. Duffie, Jr. and Linda H. Duffie,  
their heirs and assigns forever:

All that piece, parcel or lot of land situate, lying and being in  
Greenville County, South Carolina, being known and designated as Lot  
No. 462 on that certain plat of Del Norte Estates, Section 5, prepared  
by Piedmont Engineers & Architects, dated May 23, 1972 and recorded in  
the R.M.C. Office for Greenville County in Plat Book 4R at page 17 and  
having according to said plat the following metes and bounds:

BEGINNING at an iron pin at the joint front corner of Lots 462 and  
463 on the right-of-way for Bransfield Road and running thence with the  
joint side line of Lots 462 and 463 S. 5-58 E. 130 feet to an iron pin  
at the joint rear corner of Lots 462 and 463; thence S. 84-02 W. 95  
feet along the joint rear line of Lots 462, 460 and 442 to an iron pin;  
thence N. 5-58 W. 130 feet along the joint side line of Lots 462 and  
461 to an iron pin at the joint front corner of Lots 462 and 461; thence  
with the right-of-way of Bransfield Road N. 84-02 E. 95 feet to the point  
of beginning. — 195 - 538.11 - 1 - 70

This conveyance is made subject to restrictions set forth in Deed Book  
951 at page 385 and utility and drainage easements and set back lines as  
set forth in the aforesaid plat and restrictions, zoning ordinances,  
rights of way and easements of record which affect the said property.

This is the same property conveyed to the grantor herein by deed of  
Threatt-Maxwell Enterprises, Inc. dated March 15, 1974 and recorded in  
Deed Book 995 at page 515 in the R.M.C. Office for Greenville County.

As a part of the consideration for the within lot of land, grantees  
herein agree to assume and pay the balance due on that certain mortgage  
of 4-D Builders Corp. due to First Federal Savings and Loan Association  
of Greenville, South Carolina in the original face amount of Twenty-nine  
Thousand Six Hundred and No/100 (\$29,600.00) Dollars of which on the date  
of closing the balance due is Twenty-nine Thousand Six Hundred and No/100  
(\$29,600.00) Dollars, with interest thereon due at the rate of eight and  
one-half (8-1/2%) percent, which mortgage is recorded in Mortgage Book  
1304 at page 545 in the R.M.C. Office for Greenville County.

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