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HORTON, DRAWDY, DILLARD, MARCHBANKS, CHARMAN & BROWN, P.A., 307 PETTIGRU STREET, GREENVILLE, S. C. 29603

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

DONNIE S. TAMMERSLET
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that American Service Corporation of South Carolina -----
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 Six Thousand and No/100 ----- (\$6,000.00) -----

Dollars,
the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and
release unto Jeff R. Richardson, Jr., his heirs and assigns forever:

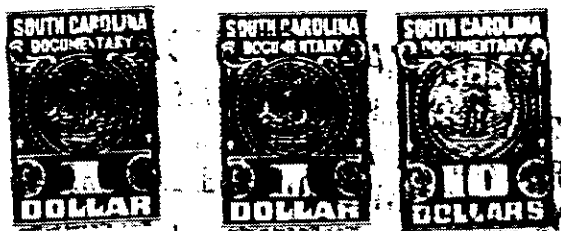
ALL that piece, parcel or lot of land situate, lying and being at the corner of Rabon Court
and Powderhorn Road in the City of Simpsonville, County of Greenville, State of South Carolina
and known and designated as Lot No. 10 of a subdivision known as Powderhorn, Section I ac-
cording to a plat prepared by Piedmont Engineers and Architects dated July 26, 1973, most
recently revised March 1, 1974 and recorded in the R.M.C. Office for Greenville County, South
Carolina in Plat Book 4X at Page 95 and having, according to said plat, the following metes
and bounds, to-wit:

BEGINNING at an iron pin on Rabon Court at the joint front corner of Lots Nos. 9 and 10 and
running thence with the joint line of said lots N. 42-00 E., 140.00 feet to an iron pin; thence
S. 35-11 E., 80.15 feet to an iron pin; thence S. 51-43 W., 82.00 feet to an iron pin on Rabon
Court; running thence along the northern side of Rabon Court N. 51-35 W., 60.00 feet to an iron
pin, point of beginning.

This conveyance is made subject to all easements, conditions, covenants, restrictions and
rights of way which are a matter of record and actually existing on the ground affecting the
subject property and particularly to the covenants, conditions and restrictions applicable to
Powderhorn, Section I, recorded in the R.M.C. Office for Greenville County, S. C. in Deed
Book 1011 at Pages 155 - 170.

The Grantee agrees to pay taxes for the City of Simpsonville and Greenville County property
taxes on the within conveyed property for the tax year 1976 and all subsequent years. 12.00

-899-323-1-11



Greenville County
Stamp
660
Act No. 539 Sec. 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 of 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 au-
thorized officers, this 3rd day of April 1976.

SIGNED, sealed and delivered in the presence of:

Charlotte G. Dunlap
Richard M. Dineen

American Service Corporation of S. C. (SEAL)
A Corporation
By: W.D. Ewing
President
William R. Meuth
Secretary

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named Co-
poration, 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 3rd day of April 1976.
Richard M. Dineen (SEAL)
Notary Public for South Carolina.
My commission expires 8-21-84

Charlotte G. Dunlap

RECORDED this _____ day of APR 5 1976 19, at 12:15 P. M., No. 25997

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