

TITLE TO REAL ESTATE-Prepared by Haynsworth, Perry, Bryant, Marion & Johnstone, Attorneys at Law, Greenville, S. C.

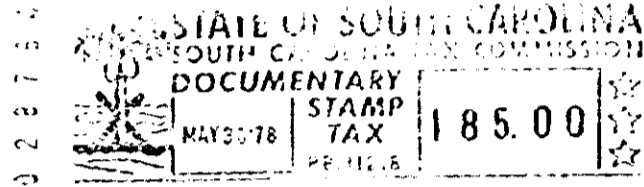
State of South Carolina

County of GREENVILLE

FILED
GREENVILLE CO. S. C.
MAY 30 1978
DONNIE S. TAYLOR
R.M.C.

1080

Grantees address: 40 W. Avondale Drive
Greenville, S. C. 29609



KNOW ALL MEN BY THESE PRESENTS, That MARY SIMMS OLIPHANT FURMAN

in the State aforesaid, in consideration of the sum of Ninety-two Thousand Five Hundred and No/100 (\$92,500.00)----- Dollars,

to her in hand paid at and before the sealing of these presents by

Lynn Lloyd Laughlin and Ofelia T. Laughlin

(the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said Lynn Lloyd Laughlin and Ofelia T. Laughlin, their heirs and assigns, forever:

All that piece, parcel or lot of land situate, lying and being on the Eastern side of West Avondale Drive, in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 20, Block G (less a small triangular portion thereof previously conveyed), as shown on a plat of a subdivision known as Northgate, prepared by C. M. Furman, Jr., Engineer, dated June, 1926, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book G at pages 135 and 136 and having, according to said plat, the following metes and bounds:

BEGINNING at an iron pin on the Eastern side of West Avondale Drive at the joint front corner of Lots Nos. 19 and 20 of Block G, and running thence with the line of Lot No. 19 S. 74-40 E. 207.6 feet to an iron pin; thence a new line through Lot No. 20 S. 66-58 E. 16.8 feet to an iron pin; thence continuing a new line through Lot No. 20 N. 15-20 E. 2 feet to an iron pin in the line of Lot No. 19; thence with the line of Lot No. 19 S. 74-40 E. 7.5 feet to an iron pin on the Western side of a 12 foot alley; thence with the Western side of said alley S. 15-20 W. 100 feet to an iron pin at the joint rear corner of Lots Nos. 20 and 21; thence with the line of Lot No. 21 N. 74-40 W. 225.8 feet to an iron pin on the Eastern side of West Avondale Drive; thence with the Eastern side of West Avondale Drive N. 13-27 E. 100.6 feet to the point of beginning. 519-181-3-23

The within conveyance is subject to such restrictions, setback lines, zoning ordinances, utility easements and rights of way, if any, as may affect the above described property.

This is the identical property conveyed to the Grantor herein by deeds of Alester G. Furman, III, dated December 28, 1972, and recorded in the R.M.C. Office for Greenville County, South Carolina, on December 29, 1972, in Deed Book 964 at page 49, and dated March 21, 1973, and recorded in the R.M.C. Office for Greenville County, South Carolina, on March 22, 1973, in Deed Book 970 at page 577, LESS a small triangular portion of Lot No. 20, Block G, conveyed to Nelson Crawford Poe by deed dated April 10, 1973, and recorded in the R.M.C. Office for Greenville County, South Carolina, on April 13, 1973, in Deed Book 972 at page 587.

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