

GRANTEES' Address: c/o T & S Brass and Bronze Works, Inc., Route 4, Old Buncombe Road, Greenville, South Carolina 29690

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }
CO. S. C.

WALKER, WOOD & MANN
VOL 1108 PAGE 78

JUL 30 10 06 AM '79
DONNIE H. HASKINS

KNOW ALL MEN BY THESE PRESENTS, that Liberty Life Insurance Company, a corporation chartered under the laws of the State of South Carolina and having a principal place of business at Greenville, South Carolina,

in consideration of Thirty-Five Thousand and no/100 (\$35,000.00) ----- Dollars,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto George I. and Joan L. Theisen, their heirs and assigns forever:

All that piece and parcel or lot of land situate, lying and being on the southern side of West Round Hill Road, being known and designated as Lots number 126 and 127 as shown on a plat of Green Valley Estates, prepared by Piedmont Engineers Service, dated December 20, 1957, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book QQ, at pages 2 and 3, and having according to said plat the following metes and bounds:

BEGINNING at a point on the southern side of West Round Hill Road at the joint front corner of Lots Nos. 125 and 126, and running thence along West Round Hill Road with the line of Lot No. 126 N 68-20 E a distance of 230.0 feet to a point at the joint front corner of Lots Nos. 126 and 127; and running thence along West Round Hill Road with the line of Lot No. 127 N 66-37 E a distance of 150.0 feet to a point; thence continuing further with West Round Hill Road N 57-54 E, a distance of 112.3 feet to a point; thence continuing further S 70-23 E a distance of 31.0 feet, thence in a southerly direction along East Round Hill Road with the line of Lot No. 127 S 18-51 E a distance of 100.0 feet; thence continuing further with East Round Hill Road S 2-44 E, a distance of 125.0 feet; thence continuing further with East Round Hill Road S 9-24 W, a distance of 70.0 feet to the joint front corner of Lots Nos. 127 and 128; thence running along this joint boundary line in a westerly direction N 87-19 W, a distance of 205.9 feet to a joint rear corner of Lots Nos. 126 and 127; thence running along the rear borders of Lot 126 S 49-27 W, a distance of 205.0 feet to the joint rear corner of Lots Nos. 125 and 126; thence running along the common boundary line of Lots Nos. 125 and 126 N 32-55 W, a distance of 257.6 feet to the point of beginning.

This is a portion of the property conveyed to the grantor herein by deed of Liberty Properties, Inc. dated January 3, 1978 and recorded in the R.M.C. Office for Greenville County, South Carolina, on March 9, 1978, in Deed Book 1075, at page 71.

This conveyance is subject to all restrictions, setback lines, roadways, easements and rights-of-way affecting the above described property including, but not limited to, restrictions applicable to Green Valley Subdivision recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 593, at page 297.

In further consideration of the sale and transfer of this property, Grantees do hereby agree that they will commence within a period of four (4) years from the date hereof the construction of a dwelling on the within described property. Should Grantees fail to commence the construction of said dwelling within the prescribed four-year period, then Grantees, upon receipt of Grantor's written request, will reconvey this property to Grantor free and clear of any liens or encumbrances, other than liens or encumbrances affecting said property as of the date of this deed, upon payment of the total sum of \$35,000.00, plus interest at the rate of 8% per annum from the date of this deed to the date of the reconveyance to Grantor.

(13) 367-483-3-67

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(s) do(es) hereby bind the grantor(s) and the grantor(s)'s heirs or successors, executors and administrators 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.

WITNESS the grantor(s)'s hand(s) and seal(s) this 26th day of July, 1979

SIGNED, sealed and delivered in the presence of

Liberty Life Insurance Company (SEAL)

Anita S. Turner

By: M.M. Kennell, Jr. (SEAL)
Vice President

Elaine R. Huttenstine

By: C. Ala. Copps (SEAL)
Assistant Secretary

STATE OF SOUTH CAROLINA }
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Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) sign, seal and as the grantor(s)'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 26th day of July, 1979

Elaine R. Huttenstine (SEAL)
Notary Public for South Carolina

Anita S. Turner

My commission expires May 18, 1988

STATE OF SOUTH CAROLINA }
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I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named grantor(s) respectively, did this day appear before me, and each, upon being privately and separately examined by me, did declare that she does freely, voluntarily, and without any compulsion, dread or fear of any person whomsoever, renounce, release and forever relinquish unto the grantee(s) and the grantee(s)'s heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all singular the premises within mentioned and released.

GIVEN under my hand and seal this _____ day of _____ 19____

Notary Public for South Carolina (SEAL)

My commission expires _____

RECORDED this 30th day of July, 1979 at 10:06 A/M

STATE OF SOUTH CAROLINA
GREENVILLE COUNTY
DOCUMENTARY TAX
38.50
JUL 30 1979

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