

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

103 Muscadine Drive  
Mauldin SC 29110

VOL 1113 PAGE 405

KNOW ALL MEN BY THESE PRESENTS, that Werber Co., Inc. '79  
A Corporation chartered under the laws of the State of South Carolina and having a principal place of business at  
Easley, State of South Carolina, in consideration of

Nineteen Thousand Eight Hundred and No/100 and Assumption of Mortgage Referred to Below 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 Beverly S. Grothaus, her heirs and assigns forever:

ALL that certain piece, parcel or lot of land situate, lying and being in the State  
of South Carolina, County of Greenville, in or near the City of Mauldin, located on the  
southern side of Muscadine Drive, being shown and designated as Lot No. 27 on a plat  
entitled "Rustic Estates" dated April 16, 1974, by Piedmont Engineers-Architects-  
Planners, and recorded in Greenville County Plat Book 4R at Page 71, and by a more  
recent plat of R. B. Bruce, RLS, dated April 25, 1979, and having according to said  
plat, the following metes and bounds, to-wit:

BEGINNING at a point on Muscadine Drive at the joint front corner of Lots 27 and 28  
and running thence along the common line of said lots S. 22-25 E. 161.55 feet to a point;  
thence S. 67-36 W. 100 feet to a point; thence N. 22-24 W. 160.79 feet to a point on  
Muscadine Drive; thence along Muscadine Drive N. 67-09 E. 100 feet to the point of  
beginning.

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This property is conveyed subject to restrictions, rights of way, easements or encroachments  
that may appear of record affecting said property.

This is the same property conveyed to the Grantor herein by deed of The South Carolina  
National Bank, recorded October 6, 1977 in the RMC Office for Greenville County, S. C.  
in Deed Book 1066 at Page 335.

As a part of the consideration for this conveyance, the Grantee herein assumes and agrees  
to pay the balance due on that certain mortgage given to First Federal Savings & Loan  
Association in the original amount of \$51,200.00 recorded May 7, 1979 in the RMC Office  
for Greenville County, S. C. in Mortgage Book 1465 at Page 453, with a present balance  
due thereon of \$51,200.00.

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE  
DOCUMENTARY TAX

GREENVILLE COUNTY DOCUMENTARY TAX  
22.00  
OCT 12 1979  
F.B. 12311

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 or 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 authorized  
officers, this 12th day of October 19 79

SIGNED, sealed and delivered in the presence of:  
*[Signature]*  
*[Signature]*

WERBER CO., INC. (SEAL)  
A Corporation  
By: *[Signature]*  
President  
*[Signature]*  
Secretary J.P.

STATE OF SOUTH CAROLINA } PROBATE  
COUNTY OF GREENVILLE }

Personally appeared the undersigned witness and made oath that (s)he saw the within named Cor-  
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 12th day of October 19 79  
*[Signature]* (SEAL)  
Notary Public for South Carolina.  
My commission expires 3-28-89

*[Signature]*

RECORDED this 12th day of Oct. 1979, at 2:09 P.M., No. 1113 405

0.483

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