

81-109  
 STATE OF SOUTH CAROLINA  
 COUNTY OF GREENVILLE  
 Grantee Address:  
 102 Rainwood Ave  
 Simpsonville, SC 29681

BOOK 1152 PAGE 606

GREENVILLE CO. S.C.  
 FILED  
 JUL 30 1981  
 35 AM '81  
 DENNIS S. JAWORSLEY  
 R.H.C.

KNOW ALL MEN BY THESE PRESENTS that BEN E. SANDERS, d/b/a Prestige Builders of Greenville,

in consideration of Twenty-eight thousand Eighty and no/100ths Dollars,  
 plus the assumption of the mortgage balance \$64,000.00.  
 the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell  
 and release unto DAVID C. AUSTELL AND STEPHANY C. AUSTELL, their heirs and assigns forever:

ALL that piece, parcel or lot of land, situate, lying and being in the State of South Carolina,  
 County of Greenville, being known and designated as Lot No. 281, Section V, Sheet 1, of  
 Subdivision known as POINSETTIA, said Subdivision being situated within the corporate limits of  
 the Town of Simpsonville, plat of said Subdivision being recorded in the RMC Office for  
 Greenville County in Plat Book 4R, page 87. A more particular description of said above  
 numbered lot may be had by reference to said plat.

This conveyance is made subject to any restrictions covenants, building setback lines, rights-of-  
 way and easements which may affect the above described property.

This conveyance is made subject to the restrictive and protective covenants affecting Section V  
 of Subdivision known as POINSETTIA, recorded in the RMC Office for Greenville County in Deed  
 Volume 1004, page 83.

18 (899) 318.2-1-57

This being the same property as that conveyed to Ben E. Sanders, d/b/a Prestige Builders of  
 Greenville by deed of Poinsett Realty Company, deed dated February 10, 1981 and recorded  
 February 11, 1981 in Deed Book 4442 at page 580 in the RMC Office for Greenville County, S.  
 C.

The grantees herein assume and agree to pay that real estate mortgage in  
 favor of First Federal Savings and Loan Assn of Greenville, SC dated  
 February 10, 1981 and recorded in Mortgage Book 1532 at page 724 having  
 a present balance of \$64,000.00.

STATE OF SOUTH CAROLINA  
 SOUTH CAROLINA TAX COMMISSION  
 DOCUMENTARY TAX STAMP  
 JUL 30 81  
 \$ 57.00

GREENVILLE COUNTY  
 SOUTH CAROLINA COUNTY DOCUMENTARY TAX  
 JUL 30 81  
 \$ 31.35

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or ap-  
 pertaining, 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 per-  
 son whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 29th day of July, 1981

SIGNED, sealed and delivered in the presence of:

*Ben E. Sanders* (SEAL)  
 BEN E. SANDERS  
 d/b/a Prestige Builders of Greenville (SEAL)

*Jean B. Nations* (SEAL)  
 \_\_\_\_\_ (SEAL)  
 \_\_\_\_\_ (SEAL)

STATE OF SOUTH CAROLINA } PROBATE  
 COUNTY OF Greenville }

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 29th day of July 19 81

*Jean B. Nations* (SEAL)  
 Notary Public for South Carolina.

My commission expires 9-26-82

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER  
 COUNTY OF Greenville }

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 whomso-  
 ever, renounce, release and forever relinquish unto the grantee(s) and the grantee's(s) heirs or successors and assigns, all her interest and es-  
 tate, 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  
 29th day of July 1981

*Ellen S. Sanders*  
 \_\_\_\_\_ (SEAL)

Notary Public for South Carolina.

My commission expires 30 9-26-82 July 81

RECORDED this 30 day of July 19 81, at 9:35 A. M., No. 2000

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