

TITLE TO REAL ESTATE CORPORATION FORM - John M. Dillard, Greenville, S.C.

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STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE } O. Box 8624, Station A  
Greenville, S.C. 29604

KNOW ALL MEN BY THESE PRESENTS, that ORDERS REALTY CO. INC., 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 Thirty-eight Thousand Five Hundred Sixty-four & 25/100 (\$38,564.25) Dollars & exchange of property valued at \$4,000,00 and assumption of mortgage indebtedness as set forth below the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto L. STEWART SPINKS, his heirs and assigns:

ALL that piece, parcel or lot of land, with all buildings and improvements, situate, lying and being on the northwestern side of East Washington Street, in the City of Greenville, Greenville County, South Carolina, being shown and designated as portions of Lots Nos. 69 and 70 of Block F of East Park, an Addition to Boyce's Addition, recorded in the R.M.C. Office for Greenville County, S.C. in Plat Book "A", page 383, and having according to a survey of the property of Orders Realty Company made by Freeland & Associates, Surveyors, dated February 26, 1980, recorded in the R.M.C. Office for Greenville County, S.C. in Plat Book 7-V, at Page 98, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwestern side of East Washington Street at the corner of property now or formerly owned by L. S. Spinks, said iron pin being located 182 feet, more or less, west of the intersection of East Washington Street with Laurens Road and running thence along the northwestern side of East Washington Street S. 58-19 W., 24.87 feet to a railroad spike; thence continuing along said side of East Washington Street S. 58-28 W., 64.41 feet to an iron pin; thence along the line of Lot 83, Block F, of East Park, N. 49-21-W., 41.0 feet to an iron pin; thence along the line of Lot 71, Block F, of East Park, N. 20-58-E., 38.91 feet to an iron pin; thence continuing along the line of said Lot N.20-51 E., 126.50 feet to an iron pin; thence along a line through Lots 69 and 70 of Block F., S-23-13 E., 120.95 feet to an iron pin; thence S. 4-39 W., 25.0 feet to the point of beginning.

The above described property is the same conveyed to the Grantor by deed of Paul B. Haines, recorded on March 4, 1980, in the R.M.C. Office for Greenville County, S.C. in Deed Book 1121, page 531, and is hereby conveyed subject to all easements for local utility services and to the rights of way of all roads and streets bounding the above described property.

As a part of the consideration for this deed, the Grantee assumes and agrees to pay in full the indebtedness due on a note and mortgage executed by Paul B. Haines to B. Jack Foster and Louise Quillen Foster, in the original sum of \$55,000.00, recorded in the R.M.C. office for Greenville County, S.C. in Mortgage Book 1410, page 125, on September 16, 1977, which mortgage was secured by additional collateral by a mortgage recorded in Mortgage Book 1414, page 598, on November 1, 1977, which has a present balance due in the sum of \$29,435.75.

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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 authorized officers, this 20th day of May 1983

Signed, sealed and delivered in the presence of:

Constance L. McBride  
[Signature]

ORDERS REALTY CO., INC.  
BY: [Signature] (SEAL)  
(A Corporation) Vice-President

By: \_\_\_\_\_ President  
and \_\_\_\_\_ Secretary

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named Corporation, 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 20th day of May 19 83  
Constance L. McBride (SEAL)  
Notary Public for South Carolina. 5/22/83  
My commission expires

[Signature]  
John M. Dillard

RECORDED this \_\_\_\_\_ day of \_\_\_\_\_ 19\_\_\_\_, at \_\_\_\_\_ M., No. \_\_\_\_\_

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