

701 478

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that Botany Woods Building and Sales Company, Incorporated, A 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 Two Thousand and no/100 (\$2,000.00) Dollars, and the assumption of mortgage set out 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 James B. Stephens and Annie Mae Stephens, their heirs and assigns forever:

All that certain piece, parcel or lot of land, with all improvements thereon, situate, lying and being in the State of South Carolina, County of Greenville, and within the corporate limits of the City of Greenville, being known and designated as Lot No. 49, Block D, according to a plat of University Heights, which plat was made by Piedmont Engineering Service, January 1949, and is recorded in the R. M. C. Office for Greenville County in Plat Book Y, at Page 53, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northeastern side of Batesview Drive at the joint front corner Lots Nos. 48 and 49, Block D, and running thence along the northeastern side of Batesview Drive, S. 33-35 E. 100 feet to an iron pin at the rear corner Lot No. 50; thence along the rear line of Lots Nos. 50 and 51, N. 56-12 E. 218 feet, more or less, to an iron pin in the rear line of Lot No. 51; thence in a northwesterly direction, 100 feet to an iron pin at the rear corner Lot No. 48; thence along the line of Lot No. 48, S. 56-12 W. 219 feet, more or less, to an iron pin at the point of beginning; being the same property conveyed to the granting corporation by Guy K. Parketon by his deed dated September 16, 1960, and recorded in the R. M. C. Office for Greenville County in Deed Vol. 659, at page 105

The grantees herein expressly assume and agree to pay the balance due on a certain note and mortgage executed by the grantor on the 16th day of September, 1960 in the original sum of \$ 16,000.00 in favor of First Federal Savings and Loan Association of Greenville, recorded in the R. M. C. Office for Greenville County in Mortgage Book 836, at Page 276, on which there is a balance due of \$ 15,237.74 as of June 30, 1962.

Grantee is to pay 1962 taxes.



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 5th day of July 19 62.

SIGNED, sealed and delivered in the presence of:

Botany Woods Building and Sales Company, Incorporated (SEAL)  
A Corporation  
By: John S. Jager, Jr. President  
Secretary

Mary S. Martin  
Bessie Boyman

STATE OF SOUTH CAROLINA } PROBATE  
COUNTY OF GREENVILLE }

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 5th day of July 19 62.

Bessie Boyman (SEAL)  
Notary Public for South Carolina.

Mary S. Martin

RECORDED this 6th day of July 19 62 at 8:49 A. M., No. 941

519 281-2-49