

TITLE TO REAL ESTATE BY A CORPORATION - Mann, Foster, Ashmore & Brissey, Attorneys at Law, Greenville, S. C.

SEP 19 3 21 PM '69

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

LOLLIE FARNSWORTH
R. M. C.

KNOW ALL MEN BY THESE PRESENTS, that **Jack E. Shaw Builders, Inc.**

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 **---Forty Four Thousand Five Hundred and No/100 (\$44,500.00)---** 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 **Ben Sellers, Jr. and Gladys S. Sellers, their heirs and assigns, forever;**

All that certain piece, parcel or lot of land, situate, lying and being at the southeastern corner of the intersection of Aberdare Lane and Rushden Drive, in the County of Greenville, State of South Carolina, being shown and designated as Lot 98 on plat of Kingsgate recorded in the RMC Office for Greenville County in Plat Book WWW, at Pages 44 and 45, and having according to said plat the following metes and bounds, to-wit:

Beginning at an iron pin on the eastern side of Aberdare Lane, joint corner of Lots 98 and 99, and running thence along said Aberdare Lane N. 38-16 W. 130.0 feet to a point; thence following the curve of the intersection of Aberdare Lane with Rushden Drive, the chord of which is N. 14-05 E. 30.6 feet, to a point on the southern side of Rushden Drive; thence following the southern side of Rushden Drive S. 66-25 E. 142.0 feet to a point, joint corner of Lots 97 and 98; thence following the common line of said Lots S. 23-35 E. 150.0 feet to a point in the line of Lot 99; thence along the line of Lot 99 S. 66-25 W. 128.2 feet to the point of beginning.

This conveyance is made subject to protective covenants, easements and rights-of-way of record.

This is the same property conveyed to the grantor herein by deed recorded in the RMC Office for Greenville County, South Carolina, in Deed Book 869, at Page 455,



County Stamps Paid \$48.95
See Act No.380 Section 1

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 against the grantor and its successors and against every person whatsoever 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 19th day of September 1969 **JACK E. SHAW BUILDERS, INC.**

SIGNED, sealed and delivered in the presence of:
Francis R. Leitke
A Corporation
By: Jack E. Shaw (SEAL)
President
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 19th day of September 1969.
Francis R. Leitke (SEAL)
Notary Public for South Carolina.

My commission expires Apr. 7, 1979

RECORDED this 19 day of September 1969 at 3:21 P. M., No. 6963

271-5415-1-74