

TITLE TO REAL ESTATE - Offices of HILL, JAMES, WOOD, AND WYATT, Attorneys at Law, 100 Williams St., Greenville, S.C.

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

FILED  
GREENVILLE CO. S.C.  
APR 1 5 1974  
JAMES S. TANNERLEY  
S.H.C.

KNOW ALL MEN BY THESE PRESENTS, that **MOD-STRUCTS, INC.** \$17,300.00  
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 **Seventeen thousand**  
**Three Hundred and No/100** 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 **PATSY YVONNE BRUCE, 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, being shown and designated as Part of Lot No. 33 on a plat prepared by Kermit T. Gould, recorded in the R.M.C. Office for Greenville County, S.C. in Plat Book 4S at Page 38 and also shown as Lot No. 9 on an unrecorded plat of Briarwood Subdivision prepared by Kermit T. Gould on February 5, 1972, and according to said plats, having the following metes and bounds to-wit:

BEGINNING at an iron pin on the northeastern corner of the above recorded plat and running S. 6-50 W., 111.50 feet crossing a paved alley to an old iron pin; thence N. 79-30 W., 445.50 feet to an iron pin; thence S. 12-29 W., 204.35 feet to a point; thence S. 86-54 W., 118.50 feet to a point on a culdesac shown on the above unrecorded plat; thence around the circle, the chord of which runs N. 3-06 W., 50 feet to a point; running with the circle the chord of which runs N. 63-06 W., 50 feet to a point; thence leaving the circle N. 5-53 W., 215.70 feet to an iron pin; S. 85-37 E., 685 feet to the beginning corner.

*289-537.7-1-33*

This conveyance is made subject to all easements, restrictions and/or rights of way of record, if any.



3500  
Greenville County  
Stamps  
Paid \$ 19.25  
Act No. 300 Sec. 1

together with all and singular the rights, numbers, 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 **1st** day of **April** 19 **74**.

SIGNED, sealed and delivered in the presence of:  
**MOD-STRUCTS, INC.** (SEAL)  
A Corporation  
By: *[Signature]*  
President  
*[Signature]*  
Secretary

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 *1st* day of **April** 19 **74**.  
*[Signature]* (SEAL) *[Signature]*  
Notary Public for South Carolina  
My commission expires: *[Signature]*

RECORDED this \_\_\_\_\_ day \_\_\_\_\_ 19\_\_\_\_ at \_\_\_\_\_ M., No. **24454**

APR 1 1974

REC'D

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