

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.
AUG 15 4 27 PM '74
DORRIS S. BANKERSLEY
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that **GEORGE O'SHIELDS 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

TWELVE THOUSAND AND NO/100-----(\$12,000.00)-----Dollars,

AND ASSUMPTION OF MORTGAGE AS HEREINAFTER STATED
the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto **WALTER T. ROSS & DAISY H. ROSS, THEIR HEIRS & ASSIGNS FOREVER:**

ALL that certain piece, parcel or lot of land in the State of South Carolina, County of Greenville, City of Mauldin, shown as Lot No. 132 and a portion of Lot No. 133 on a plat of Holly Springs, Section II, which plat is recorded in the RMC Office for Greenville County in Plat Book 4R at page 54 and shown as Lot No. 133 on a revised plat entitled "Lot No. 133, Section II, Holly Springs, dated February 14, 1974 by Piedmont Engineers and Architects and recorded in the RMC Office for Greenville County in plat book 5G at page 48.

BEGINNING at an iron pin on the southern side of Butler Road, joint front corner of lots 137 and 133, which point is 115.0 feet from the intersection of Brookbend Road and Butler Road; thence along said Butler Road, N. 43-45 E., 137.5 feet to an iron pin at the joint front corner of lots 132 and 133; thence S. 49-34 E., 177.93 feet to an iron pin; thence S. 44-37 W., 150.5 feet to an iron pin at the joint rear corner of lots No. 133 and 137; thence N. 45-22 W., 175.36 feet to an iron pin on the southern side of Butler Road, the point of beginning.

This is the same property conveyed to Grantor by deed dated May 8, 1974 recorded in deed book 998 at page 722 in the RMC Office for Greenville County, South Carolina. - 799 - 1-133

This property is conveyed subject to easements, rights of way and restrictions of record and is further subject to rights of way for sanitary sewer as shown on said plats, including easement for maintenance and tap-on of said sanitary sewer from adjoining property.

As part of the consideration, Grantees agree to assume and pay that certain mortgage to Fidelity Federal Savings and Loan Association dated May 10, 1974 recorded in real estate mortgage book 1310, page 50, in the Office of the RMC for Greenville County, S.C., having a current balance of \$29,500.00.



Greenville County
Stamps
Paid \$ 13.20
Act No. 380 Sec. 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 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 **15th** day of **August** 1974. **GEORGE O'SHIELDS BUILDERS, INC.** (SEAL)
SIGNED, sealed and delivered in the presence of:

Justin C. Saterius
Barbara M. Thompson

A Corporation
By:

George O'Shields
President **George O'Shields**

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 its 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 **15th** day of **August** 19 **74**.

Justin C. Saterius (SEAL)

Barbara M. Thompson

Notary Public for South Carolina.
My commission expires:
10/20/79

RECORDED this day of **AUG 15 1974** 19 , at M., No. **4589**