

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that John Crosland Company

A Corporation chartered under the laws of the State of North Carolina and having a principal place of business at Taylors, State of South Carolina, in consideration of Thirty-Eight Thousand and No/100----- (\$38,000.00)-----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 John W. Trexler and Phyllis Ann Trexler, their heirs and assigns, forever;

ALL that certain piece, parcel or lot of land, with all improvements thereon, situate, lying and being in the County of Greenville, State of South Carolina, being known and designated as Lot No. 166, Havelock Drive, Peppertree Subdivision, Section No. 3, as shown on a plat recorded in the Office of the R.M.C. for Greenville County in Plat Book 4X at Page 4, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin located on the eastern side of the right-of-way of Havelock Drive, a joint corner of Lots Nos. 167 and 166, thence along said right-of-way S. 8-52 E. 50.45 feet to an iron pin; thence S. 1-25 E. 19.55 feet to an iron pin; thence N. 84-07 E. 155.0 feet to an iron pin; thence N. 10-36 W. 89.8 feet to an iron pin; thence S. 76-33 W. 150.0 feet to an iron pin, the point of beginning.

The above property is subject to the Amended Declaration of Covenants, Conditions and Restrictions recorded in the Office of the RMC for Greenville County in Deed Book 978 at Page 895, and to any other restrictions, easements, and rights-of-way of record, including a five foot drainage and utility easement along all side and rear lot lines.

-276- T 37.1-1-202

76.60
41.80



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 10th day of December 1974.

SIGNED, sealed and delivered in the presence of

JOHN CROSLAND COMPANY (SEAL)
A Corporation
By: [Signature]
President
X [Signature] Larry D. Estridge, its
Attorney-In-Fact
Secretary

Suzanne N. Maddox
Sara C. Barfield

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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 10th day of December 1974
Sara C. Barfield (SEAL) Suzanne N. Maddox

Notary Public for South Carolina.
My commission expires: 10-19-80

RECORDED this _____ day of DEC 10 1974 19 _____ at _____ 3:23 P.M., No. 14298

RESID

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