

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

Vol 1013 p. 592

KNOW ALL MEN BY THESE PRESENTS, that American Service Corporation of South Carolina
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 Seven Thousand and 00/100-----
----- 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 George O'Shields Builders, Inc., its successors and assigns forever.

All that piece, parcel or lot of land, located, lying and being in the City
of Simpsonville, Greenville County, South Carolina, being shown and designated
as Lot 50 on plat entitled "Section 1, Powderhorn", dated July 26, 1973, most
recently revised March 1, 1974, prepared by Piedmont Engineers and Architects,
recorded in the RMC Office for Greenville County in Plat Book 4X at Page 95 and
having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point on the southeastern side of Canebreak Lane at the joint
front corner of Lots 50 and 51 and running thence along the joint line of said
lots, S. 39-46 E. 160.00 feet to a point; thence N. 40-41 E. 121.0 feet to a
point; thence N. 56-18 W. 160 feet to a point; thence N. 88-52 W. 31.70 feet to
a point on the southeastern side of Canebreak Lane; thence, running along said
street S. 39-55 W. 75.0 feet to the point and place of beginning.

This is a portion of the same property conveyed to the grantor herein by deed
dated October 11, 1972, recorded in the RMC Office for Greenville County, South
Carolina in Deed Book 958 at Page 27.

This conveyance is made subject to all covenants, conditions, restrictions,
easements, and rights of way of record and actually existing on the ground
affecting said property, and particularly to the covenants, conditions and
restrictions applicable to Powderhorn, Section 1, recorded in the RMC Office for
Greenville County in Deed Book 1011 at Pages 155 through 170.

The grantees herein assume and agree to pay Greenville County and City of
Simpsonville property taxes for the tax year 1975 and subsequent years.



19 a
Greenville County
7.90

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 of 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 au-
thorized officers, this 22nd day of January 19 75

SIGNED, sealed and delivered in the presence of:

AMERICAN SERVICE CORPORATION OF (SEAL)
A Corporation SOUTH CAROLINA
By: W. D. Green
President
William A. Stewart
Secretary

Debra J. Johnson
Carol Lynn Robinson

STATE OF SOUTH CAROLINA PROBATE
COUNTY OF GREENVILLE

Personally appeared the undersigned witness and made oath that (s)he saw the within named Cor-
poration, 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 22nd day of January 19 75
Carol Lynn Robinson (SEAL)
Notary Public for South Carolina
My commission expires 8-11-84

Debra J. Johnson

RECORDED this _____ day of JAN 23 1975 19 _____, at 4:07 P. M., No. 17447

4328 RV-2