TITLE TO REAL ESTATE

RECORDED this

STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE

KNOWN ALL MEN BY THESE PRESENTS, that

val 1018 mage 77

Bob Maxwell Builders, Inc.

in consideration of Sixteen thousand one hundred and no/100ths plus assumption of the mortgage as set out below

Dollars,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto

William McB. Wood and Nancy C. Wood, their heirs and assigns, forever:

All that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, in the City of Green, on the southern side of Parkhill Court being shown and designated as Lot 85 on Plat entitled Shebt No. 1, Portion Section I of Mt. Vernon Estates prepared by Piedmont Engineers and Architects and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Parkhill Court at the joint front corner of Lots Nos. 85 and 86 as shown on the afore-mentioned plat and running thence S. 25-20 W. 175.3 feet to an iron pin; thence N. 86-08 W. 70 feet to an iron pin; thence N. 3-52 E. 25 feet to an iron pin; thence N. 63-20 W. 65.6 feet to an iron pin at the joint rear corner of Lots Nos. 80 and 85 as shown on the afore-mentioned plat; thence running along and with the joint property line of Lots Nos. 80, 81 and 85, N. 16-49 E. 147.6 feet to an iron pin; thence N. 84-34 E. 144.2 feet to an iron pin on the southern side of Parkhill Court; thence running along and with the curve of Parkhill Court, the chord of which is S. 1-12 W. 30 feet to an iron pin; thence continuing along and with the curve of Parkhill Court, the chord of which is S. 30-51 E. feet to the beginning point.

For a more particular description, see the aforesaid plat, recorded in Plat Book 4X at Page 13 in the said R.M.C. Office.

Grantee agrees to assume the existing mortgage given by the Grantor to Greer Federal Savings and Loan Association in the principal amount of \$47,900.00; said mortgage is recorded in Mortgage Book 1314 at Page 424, with a balance due of \$ 47,900.00.

The Grantor agrees and covenants that if requested by the Grantee during the five-year period following the date of this instrument that it will convert the existing garage to a recreation room, billing the Grantee only at the invoice per costs to the Grantor;

(continued on back)
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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns against the grantor(s) and the grantor's(s') heirs, successors and assigns and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

against the grantor(s) and the grantor's(s') heirs, success claim the same or any part thereof.	ors and assigns and against every person whomsoever lawfully claiming or to
WITNESS the grantor's(s') hand(s) and seal(s) this 1st	day of May 19 75
SIGNED, sealed and delivered in the presence of:	Bob Maxwell Builders, Inc.
Louise D. Dill	By: C.R. Mafwell (SEAL)
Kolen V. Smith	- (SEAL)
	- (SEAL)
	- (SEAL)
STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE	PROBATE
Personally appeared grantor(s) sign, seal and as the grantor's(s') act and deewitnessed the execution thereof.	I the undersigned witness and made oath that (s)he saw the within named d deliver the within deed and that (s)he, with other witness subscribed above
SWORD to before me this 1st day of May	19 75 .
Notary Public for South Carolina My commission expires: Wy Carolina My Commission from the Carolina My Commission from the Carolina My Ca	Dobin I Smith
STATE OF SOUTH CAROLINA NO RENUCOUNTY OF	UNCIATION OF DOWER CORPORATE DEED
separately examined by me, did declare that she does freely soever, renounce, release and forever relinquish unto the	Notary Public, do hereby certify unto all whom it may concern, that the espectively, did this day appear before me, and each, upon being privately and y, voluntarily, and without any compulsion, dread or fear of any person whomegrantee(s) and the grantee's(s') heirs, successors and assigns, all her interest d to all and singular the premises within mentioned and released.
day of 19 .	
(SEA	4.)
Notary Public for South Carolina.	