

DEC 30 10 35 AM '75

DONNIE S. TANKERSLEY
R.H.C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that **Community Properties, 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 **Forty Thousand, Nine
Hundred and Fifty and No/100-----(\$40,950.00)-----** 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 **Stephen V. Merchant and Debbie D. Merchant, their heirs and assigns
forever:**

ALL that piece, parcel or lot of land, situate, lying and being in the
State of South Carolina, County of Greenville, in the Town of Simpsonville,
on the northern edge of Tollgate Court, being shown and designated as Lot
No. 36 on a plat entitled "The Cedars", dated November 21, 1974, and re-
corded November 22, 1974, in Greenville County Plat Book 4-X at Page 93,
and being further described according to said plat by the following metes
and bounds, to-wit: - 899-311-3-62

BEGINNING at a point on the northern edge of Tollgate Court, at the joint
front corner with Lot 35, and running thence with the joint line of said
lots, N. 23-38 W. 146.3 feet to a point at the joint rear corner with
property now or formerly belonging to Community Properties, Inc.; thence
with the line of said property, N. 76-40 E. 77.9 feet to a point on the
western edge of Tollgate Road; thence with the western edge of Tollgate
Road, S. 23-50 E. 18 feet; thence continuing with the western edge of Toll-
gate Road, S. 34-01 E. 104.9 feet; thence with the northwestern intersection
of Tollgate Road with Tollgate Court, S. 18-30 W. 24.3 feet to the northern
edge of Tollgate Court; thence with the northern edge of Tollgate Court, S.
71-21 W. 79.6 feet to the point of beginning.

This being a portion of that property conveyed to the Grantor herein by
deed of Southern Developers, Inc., a South Carolina corporation,, recorded
in Greenville County Deed Book 1009 at Page 253.

This conveyance is subject to all restrictions, setback lines, roadways,
zoning ordinances, easements and rights of ways, if any, affecting the
above described property.



Greenville County
Stamps
Paid \$ 45.10
Act No. 369 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 **29th** day of **December** 1975.

SIGNED, sealed and delivered in the presence of.

Community Properties, Inc. (SEAL)
A Corporation
By: *[Signature]* (L.S.)
President
Secretary

[Signature: Kathryn D. Cunningham]
[Signature: W. H. B. L. J.]

STATE OF SOUTH CAROLINA }
COUNTY OF Greenville } PROBATE

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 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 **29th** day of **December** 1975.
[Signature: Kathryn D. Cunningham] (SEAL) *[Signature: W. H. B. L. J.]*
Notary Public for South Carolina.
My commission expires: **3/15/82**

RECORDED this **30th** day of **December** 19 **75**, at **10:35 A /** M., No. **16579**

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