

TITLE TO REAL ESTATE BY A CORPORATION
STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MAR 18 3 21 PM '76
DONNIE S. TANKERSLEY
R.M.C.

VOL 1033 PAGE 299

KNOW ALL MEN BY THESE PRESENTS, that A & B 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 Three Thousand Five Hundred and No/100-----(\$3,500.00)-----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 D. Henley, Jr. and Gloria B. Henley, their heirs and assigns forever;

All that piece, parcel or lot of land in the County of Greenville, State of South Carolina, situate, lying and being on the northwestern side of Kingswood Circle and being the major portion of Lot No. 46 of KINGSWOOD Subdivision, plat of which is recorded in the RMC Office for Greenville County in Plat Book 4-X at Page 18, and having the following metes and bounds, to-wit:

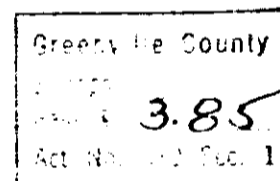
Beginning at an iron pin on the northwestern side of Kingswood Circle, joint front corner of Lots 45 and 46 and running thence with the common line of said Lots, N.53-16 W. 176.7 feet; thence in a new line through Lot 46, N.48-58 E. 55 feet to an iron pin; thence N.43-40 W. 42.4 feet to an iron pin in the rear line of Lot 46, thence with the rear line of Lot 46, N.46-20 E. 188.4 feet; thence S.64-46 E. 80 feet; thence S.68-30 E. 165 feet to a point on the northwestern side of Kingswood Circle; thence with said Street, S.43-42 W. 82.9 feet to an iron pin; thence continuing with said Street, S.50-10 W. 234.2 feet to the point of beginning.

This conveyance is subject to all restrictions, setback lines, roadways, zoning ordinances, easements and rights-of-ways appearing on the property and/or of record.

This property is also subject to a 12-1/2 foot easement running parallel along the southern side of said Lot from Kingswood Circle to the Kellett Water System area. Said easement being shown on the plat, dated October 9, 1975, entitled "Water System Right-of-way", said plat being recorded in the RMC Office for Greenville County in Plat Book 5Q at Page 114.

-140-551.2-1-46

In addition to the easement, no septic tank or disposal field shall be maintained on the within described property within a 100 feet radius from the water supply system. Said radius being shown on the plat referred to above.



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 March 1976.

SIGNED, sealed and delivered in the presence of:

A & B PROPERTIES, INC.

(SEAL)

A Corporation

By:

President

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 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 March 1976.

Kathy H. Bunn (SEAL)

Notary Public for South Carolina.
My Commission expires 6/6/83.

RECORDED this day of MAR 18 1976 at 3:21 P. M., No. 23776

4328 RV-2