Route 4, Greenville, S. C. 29605

TITLE TO REAL ESTATE BY A CORPORATION—~~Cheros and Patterson,~~ Attorneys at Law, Greenville, S. C.
John G. Cheros

VOL 1060 PAGE 586

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that Builder Marts of America, 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 Five Thousand Four Hundred Thirty-three and 64/100---------- 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 Larry W. Threatte, his heirs and assigns, forever:

All that piece, parcel or lot of land lying in the State of South Carolina, County of Greenville, shown as Lot 2 on plat of Fairway Acres, recorded in Plat Book FFF at page 64 and having such courses and distances as will appear by reference to said plat.

Being the same property conveyed by Lindsey Real Estate Co., Inc. by deed recorded in Deed Book 1021 at page 93 on July 11, 1975.

The above conveyance is subject to all rights of way, easements and protective covenants affecting same appearing upon the public records of Greenville County.

As part of the consideration for the foregoing conveyance the grantee assumes and agrees to pay the outstanding balance due on a note and mortgage to First Federal Savings and Loan Association, recorded in Mortgage Book 1336 at page 448 having a principal balance due of $26,566.36.

1977 JUL 14 A 11:13
1977 JUL 14 A 12:07

2.5C A1
.13 A1

R.B. 11213

GREENVILLE COUNTY
SOUTH CAROLINA DOCUMENTARY TAX
R.B. 11213
06.05

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 8th day of July 1977.

SIGNED, sealed and delivered in the presence of:
John G. Cheros
Dale K. Clark

BUILDER MARTS OF AMERICA, INC. (SEAL)
A Corporation
By: Thomas V. Melton, Jr.
President CREDIT MANAGER

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 8th day of July 1977.
Dale K. Clark (SEAL)
Notary Public for South Carolina.
My commission expires: 4/7/79

John G. Cheros

RECORDED this ..... day of ..... 19 ..., at ..... M., No. .....

(CONTINUED ON NEXT PAGE)

4328 RV.2