TITLE TO REAL ESTATE BY A CORPORATION Gaddy and Davenport, Attorneys at Law, Greenville, S. 1929 16 3 14 1 6 14 GREENVILLE CO. S. O GRANTEE: Golden Grove Properties, Inc. 501 Mills Avenue STATE OF SOUTH CAROLINA Greenville, S. C. 29605 COUNTY OF GREENVILLE R.H.C KNOW ALL MEN BY THESE PRESENTS, that Frank Ulmer Lumber Co., Inc. A Corporation chartered under the laws of the State of South Carolina and having a principal place of business at , in consideration of One Dollar (\$1.00) and , State of South Carolina Greenville Dollars, assumption of mortgage as set forth below the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto Golden Grove Properties, Inc., its successors and assigns: All that certain piece, parcel or lot of land, situate, lying and being on the northern side of Golden Grove Circle, in the County of Greenville, State of South Carolina, being shown and designated as Lot No. 28 on plat of Golden Grove Estates, Section 1, dated December 13, 1971, prepared by R. D. Garrison, recorded in the RMC Office for Greenville County in Plat Book 4-R, at Page 1, and having according to said plat the following metes and bounds, to-wit: Beginning at an iron pin on the northern side of Golden Grove Circle at the joint front corner of Lots 28 and 29 and running thence along the common line of said Lots N. 19-01 E., 166.4 feet to an iron pin, joint rear corner of Lots 28, 29, 23 and 33; thence along the rear line of Lot 33 S. 74-51 E. 175.6 feet to an iron pin; thence along the line of Lot 27 S. 11-16 W. 160.0 feet to an iron pin on the northern side of Golden Grove Circle; thence along the said Golden Grove Circle N. 78-44 W. 95.0 feet to an iron pin thence N. 74-50 W. 102.9 feet to the point of -91-615.5-1-54 beginning. This conveyance is made subject to all restrictions, setback lines, roadways, zoning ordinances, easements and rights of way, if any, affecting the above-described property. This is a portion of the same property conveyed to Frank Ulmer Lumber Co., Ing., by deed of Golden Grove Properties, Inc., dated February 24, 1977, recorded in Eeed Book 1053, at Page 17) in the RMC Office for Greenville County, recorded on March 22, 1977. The Grantee herein assumes and agrees to pay that certain mortgage in favor of First Federal Savings and Loan Association in the principal amount of \$26,400.00, recorded in the RMC Office for Greenville County, South Carolina, in Mortgage Book 1288, at Page 620, and having a present principal balance due thereon of \$25,822.77.) 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 granter 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 all in the same or any part thereof 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 1977. officers, this 19th day of August FRANK ULMER LUMBER CO., INC. (SEAL) SIGNED, sealed and delivered in the presence of: A Corporation Judish S. Porter TROUGS V. METCON, Credit Manager XXXXX STATE OF SOUTH CAROLINA PROBATE COUNTY OF GREENVILLE Personally appeared the undersigned witness and made outh 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. Alay of August Notary Public for South Carolina. My commission expires: UMM 3:00 ___M., No. RECORDED this.

615.0

4328 RV.2

A Company of the second