

TITLE TO REAL ESTATE--Prepared by Haynsworth, Perry, Bryant, Marion & Johnstone, Attorneys at Law, Greenville, S. C.

215 Silver Creek Road, Greer, SC 29615

State of South Carolina,
County of GREENVILLE

1140 535

FILED
JAN 6 1981
DONALD T. HARRIS
R.M.C.

11
R
S
S
O

[Faint, illegible text]

GREENVILLE COUNTY
SOUTH CAROLINA
COUNTY DOCUMENTARY TAX
★ P3 1981
107.25

BY 100-17

KNOW ALL MEN BY THESE PRESENTS, That we, JAMES W. GRIMES AND LINDA LEE GRIMES,

in the State aforesaid, in consideration of the sum of Ninety Seven Thousand Five Hundred and No/100ths (\$97,500.00) ----- Dollars,

to us in hand paid at and before the sealing of these presents by

DALE R. KELLER AND JUDITH A. KELLER

(the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents

do grant, bargain, sell and release unto the said DALE R. KELLER AND JUDITH A. KELLER, their heirs and assigns forever: (11) - 195 - 534.3 - 1 - 245

ALL that certain piece, parcel or lot of land with the buildings and improvements thereon lying and being on the northeasterly side of Silver Creek Road, near the City of Greenville, South Carolina, and being designated as Lot 324 on plat entitled "Map No. 4, Section One, Sugar Creek" as recorded in the RMC Office for Greenville County in Plat Book 50, page 72, and having according to said plat and a more recent plat by Dalton & Neves dated December 23, 1980, entitled "Property of Dale R. Keller and Judith A. Keller" the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northeasterly side of Silver Creek Road, joint front corner of lots 323 and 324 and running thence along common line of said lots N. 31-30-15 E. 149.14 feet to an iron pin; thence S. 52-37-44 W. 118.02 feet to an iron pin, joint rear corner of lots 324 and 325; thence along common line of said lots S. 37-10-09 W. 152.30 feet to an iron pin on the northeasterly side of Silver Creek Road; thence along said Road S. 54-09-48 E. 124.99 feet to an iron pin, the point of BEGINNING.

This conveyance is subject to all restrictions, setback lines, roadways, easements and rights of way, if any, affecting the above described property, and is subject to a 5' drainage and utility easement along side and rear lot lines.

This is the identical property conveyed to the Grantors herein by deed of Cothran & Darby Builders, Inc. dated June 16, 1978 and recorded in the RMC Office for Greenville, South Carolina in Deed Book 1031, Page 339, on June 16, 1978.

4328 RV.2