

P.O. Box 278, Simpsonville, SC 29681

TITLE TO REAL ESTATE BY A CORPORATION - Prepared by Reg. Ed. Riley, Attorney at Law, Greenville, S.C. 140 633

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE } 0044
PH '81
RUSLEY

KNOW ALL MEN BY THESE PRESENTS, that POINSETT REALTY COMPANY
A Corporation chartered under the laws of the State of South Carolina and having a principal place of business at
Simpsonville, State of South Carolina, in consideration of Eleven Thousand and No/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 BUILDERS & DEVELOPERS, INC., its successors and assigns forever:

ALL that piece, parcel or lot of land, situate, lying and being in the State
of South Carolina, County of Greenville, being known and designated as Lot
308, Section V, Sheet 2, of Subdivision known as POINSETTIA, said Subdivision
being situated within the corporate limits of the Town of Simpsonville,
plat of said Subdivision being recorded in the RMC Office for Greenville
County in Plat Book 5P, page 34. A more particular description of said
above numbered lot may be had by reference to said plat.

LESS, HOWEVER, a five foot strip of land on the joint property line of lots
308 and 309 as shown on a plat prepared by J. L. Montgomery, III dated
January 8, 1981 and having, according to said plat, the following metes
and bounds, to-wit: BEGINNING at an iron pin on the northwest side of
Robinwood Drive along the joint property line of lots 308 and 309 and
running thence N. 55-55 W. 182.36 feet to a point; thence S. 25-36 W. 5.0
feet to a point; thence S. 55-55 E. 182.25 feet to an iron pin on Robinwood
Drive; thence N. 26-50 E. 5.0 feet along Robinwood Drive; thence to a point,
the point of beginning. Said plat being recorded in the RMC Office for
Greenville County in Plat Book 8-5 at page 72.

This being a portion of the same property conveyed to the Granting Corpor-
ation herein by deed of Nellie M. Smith, et al, February 18, 1965,
recorded March 18, 1965 in Deed Volume 769, page 387; also, deed of Sam
A. Moore dated March 16, 1965, recorded March 18, 1965 in Deed Volume 769,
page 367.

This conveyance is made subject to any restrictive covenants, building
setback lines, rights-of-way and easements which may affect the above
described property. This conveyance is made subject to the restrictive
and protective covenants affecting Section V of Subdivision known as
POINSETTIA, recorded in the RMC Office for Greenville County in Deed Volume
1004, page 83.

together with all and singular the other members, beneficiaries and appointees to and persons to whom they are or may be entitled or
may become, to have and to enjoy the premises hereunto granted, sold, and released, and the proceeds therefrom, and the interest therein, in
and to the same, and the same to be held, used, and enjoyed by them, their heirs, assigns, and assigns forever, and to have and to enjoy the same
and premises with the premises, and the interest therein, to be held, used, and enjoyed by them, their heirs, assigns, and assigns forever, and to
claim the same in any judgment.

IN WITNESS whereof the public has in and on the premises said to be granted herein and these presents to be executed by us, the said
9th day of January 1981

SIGNED, sealed and delivered in the presence of

POINSETT REALTY COMPANY

SEAL

[Handwritten signature]

[Handwritten signature]

By *[Handwritten signature]*
Secretary

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

250347

Notary Public for South Carolina
My commission expires 4/6/87

SWORN to and subscribed before me this 9th day of January 1981

[Handwritten signature] _____

Notary Public for South Carolina
My commission expires 4/6/87

RECORDED 10:15 AM
at 12:00 P.M.

06330

RV-2