

TITLE TO REAL ESTATE BY A CORPORATION GR: 1142-682
STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }
RECORDED
FEB 13 3 36 PM '81
R.M.C. HERSLEY

LONG, BLACK & GASTON

KNOW ALL MEN BY THESE PRESENTS, that BALLENTINE BROTHERS BUILDERS, 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
-----FOUR THOUSAND FOUR HUNDRED DOLLARS AND NO/100----- Dollars.
-----AND 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 WILLIAM J. WATSON, JR. AND MARSHA B. WATSON, their heirs and assigns forever:

ALL that piece, parcel or lot of land, situate, lying and being in the State of South Carolina, County of Greenville, in the town of Taylors, being shown and designated as Lot No. 157, on a subdivision known as Grey Fux Run, Section II, as shown on a plat prepared by Freeland and Associates, Surveyor, dated July 27, 1979, and recorded in the RMC Office for Greenville County in Plat Book 7C, at Page 58, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin located on the western side of Strange Road, joint front corner of Lots 27 and 26, and running thence with said Road S, 4-32 W. 95.00 feet to an iron pin; thence with the joint line of Lots 25 and 26 N. 87-23 W. 203.55 feet; thence N. 2-36 E. 95.00 feet to an iron pin; thence with the joint line of Lots 26 and 27 S. 87-22 W. 206.76 feet to the point of beginning.

THIS is the same property conveyed to the grantors herein by deed of Threatt Enterprises, Inc., dated June 14, 1979, and recorded June 20, 1979, in Greenville County Deed Book 1105 at Page 176.

THIS conveyance is subject to all restrictions, setback lines, roadways, zoning ordinances, easements and rights-of-way, if any, affecting the above described property. 11(276)53815-1-26

AS part of the consideration for this conveyance, the grantees hereby assume and agree to pay the balance owed on that mortgage from Ballentine Brothers, Inc., to Fidelity Federal Savings and Loan Association in the original principal amount of \$64,500.00, dated November 5, 1980, and recorded in the RMC Office for Greenville County, South Carolina, in REM Volume 1523 at Page 520, said mortgage having a present un-paid balance of \$59,900.00.

Grantee's Address:
794 Strange Road
Taylors, S. C. 29687

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)' 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)' 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 12th day of February 19 81
SIGNED, sealed and delivered in the presence of

BALLENTINE BROTHERS BUILDERS, INC. (SEAL)

A Corporation
By:

William J. Watson, Jr.
President

Secretary

Julia Ann Putnam

SOUTH CAROLINA DEPARTMENT OF REVENUE
COUNTY OF GREENVILLE
PROPERTY TAX
04.95

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 its 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 12th day of February 19 81

(SEAL)

Julia Ann Putnam

Notary Public for South Carolina
My commission expires: 9/2/981

RECORDED FEB 13 1981 at 3:36 P. M. No. 23

1142-682

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