

TITLE TO REAL ESTATE BY A CORPORATION

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

FILED S.C.
FEB 16 3 11 AM '81
REC'D S.C. 1981

Handwritten notes:
1142-747

KNOW ALL MEN BY THESE PRESENTS, that WESCO, 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 Thirty Six Thousand and No/100 (\$36,000.00) Dollars, plus assumption of mortgage as set out 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 Richard Michael Yoder and Helen I. Yoder, their heirs and assigns forever:

All that certain piece, parcel or lot of land, situate, lying and being in the State of South Carolina, County of Greenville being shown and designated as lot No. 24 on a plat of Oakfern Subdivision, Section Two recorded in the R.M.C. Office for Greenville County in plat book 6-H, page 53 and having according to said plat the following metes and bounds to-wit:

Beginning at an iron pin on the southeastern side of Oakfern Drive at the joint corner of lots 24 and 25 and running thence along the common line of said lots S. 27-48 E. 160.6 feet to an iron pin at the joint rear corner of said lots; thence along the rear of lot no. 24 S. 64-21 W. 16 feet to an iron pin; thence continuing along the rear of lot 24 S. 62-12 W. 104 feet to an iron pin at the joint rear corner of lots 23 and 24; thence along the common line of said lots N. 27-48 W. 160 feet to an iron pin on the southeastern side of Oakfern Drive; thence along the southeastern side of Oakfern Drive N. 62-12 E. 120 feet to an iron pin being the point of beginning.

Handwritten: 16(299) 291-1-73

This is the same property conveyed to the grantors by deed of the Edward H. Hembree Builders, Inc. recorded in the R.M.C. Office for Greenville County in book 1131, page 778 on August 22, 1980.

This conveyance is subject to all easements, restrictions and rights-of-ways, if any, appearing of record.

The grantee's herein assume and agree to pay that certain mortgage executed by Wesco, Inc. in favor of Fidelity Federal Savings & Loan Association recorded in the R.M.C. Office for Greenville County on August 22, 1980 and having a principal balance of \$69,810.72.



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 16th day of February 19 81.

SIGNED, sealed and delivered in the presence of

Handwritten signatures:
Jammy R. Coggins
Helen I. Yoder

WESCO, INC.
A Corporation
By: *[Signature]*
President
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 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 16th day of February 19 81

Handwritten signature: Jammy R. Coggins

Notary Public for South Carolina
My commission expires: 3/24/87

RECORDED this FEB 16 1981 day of _____ 19 ____ at _____ 2:11 A.M. No. _____

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