

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

REC-1145-193

GR... S.C.
3041 31 AM '81

KNOW ALL MEN BY THESE PRESENTS, that Artistic Builders, Inc.

A Corporation chartered under the laws of the State of South Carolina and having a principal place of business at Easley, State of South Carolina, in consideration of Forty Thousand and Four Hundred Fifty and No/100----- (\$40,450.00) 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 John C. Powers and Sandra S. Powers, 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, Town of Simpsonville, Austin Township, being on the East side of Willow Branch Drive and being known and designated as Lot No. 352 on plat of Westwood South Subdivision, Section 2, Sheet 2, which plat is recorded in the RMC Office for Greenville County, S. C. in Plat Book 7C at Page 66, reference to said plat is hereby made for a more complete description.

18 (899) 574.16-1-182

This being the same property conveyed to Artistic Builders, Inc. by deed of Builders and Developers, Inc. of even date to be recorded herewith.

This conveyance is made subject to any restrictions, zoning ordinances, easements that may appear of record on the recorded plat or on the premises.

GREENVILLE COUNTY DOCUMENTARY TAX
01.65
GREENVILLE COUNTY DOCUMENTARY TAX
42.90

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 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(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 26th day of March 19 81

SIGNED, sealed and delivered in the presence of:
Artistic Builders Inc. (SEAL)
A Corporation
By: Larry Yebra 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 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.

SWORN to before me this 26th day of March 19 81
[Signature] (SEAL)
Notary Public for South Carolina
My Commission Expires 3-28-89

RECORDED MAR 27 1981 day of 19 at 8:51 A. M. No. 2265133

0193

4328 RV.2