

FILED Grantee's Address: #3 Fairway 1
Taylors, S.C. 29687
CO. S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

SEP 1 11 29 AM '81
JOHN A. BOLLEN
TANKERSLEY
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that JOHN A. BOLEN, 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 ONE HUNDRED TWENTY-FOUR
THOUSAND NINE HUNDRED FIFTY 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
MALCOLM E. FOWLER and HORTENSE F. FOWLER, 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 known and designated as Lot No. 120 of a
subdivision known as Pebble Creek, Phase I, as shown on plat thereof recorded in the
RMC Office for Greenville County, South Carolina, in Plat Book 5D, Pages 1-5, and having,
according to said plat, such metes and bounds as appear thereon.

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

This being the identical property conveyed to the Grantor herein by deed of Pebblepart,
Ltd., a South Carolina Limited Partnership, recorded in the RMC Office for Greenville
County, South Carolina, on February 11, 1981, in Deed Book 1142, Page 568

This conveyance is made subject to Ratification of and Amendment to Declaration of
Covenants, Conditions and Restrictions recorded in the RMC Office for Greenville
County, South Carolina, in Deed Book 1081, Page 571.

ALSO, a perpetual right of way and easement for ingress and egress over and across that
certain 20-foot strip crossing Lot Nos. 118, 119, 120 and 121, said strip being known as
Fairway One and being a common driveway for Lot Nos. 118, 119, 120 and 121. Grantee(s),
their heirs and assigns, shall have the right to use said Fairway One in common with the
owners of Lot Nos. 118, 119, 120 and 121 as a means of ingress and egress to and from
Stallings Road. Grantee(s), by acceptance of this deed, do hereby agree to keep that
portion of said 20-foot strip crossing Lot No. 120 maintained in a good passable condition.

Grantor, for itself, its successors and assigns, does hereby reserve a perpetual right
of way and easement over and across that certain 20-foot strip hereinabove described
and does hereby reserve the right to use said strip in common with the owners of Lot
Nos. 118, 119, 120 and 121 as a means of ingress and egress to and from Stallings Road.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
DOCUMENTARY
STAMP
250.00

GREENVILLE COUNTY
SOUTH CAROLINA COUNTY DOCUMENTARY TAX
★ SEP-1-81
P.B. 10311
137.50

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 31st day of August 1981.

SIGNED, sealed and delivered in the presence of:
Janet C. Harris
Thomas B. Buissey

JOHN A. BOLEN, INC. (SEAL)
A Corporation
By: *[Signature]*
President John A. Bolen
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 31st day of August 1981.
[Signature] (SEAL)
Notary Public for South Carolina.
My commission expires:

RECORDED SEP 1 1981 at 11:29 A.M. No. 5662

0407

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