

TITLE TO REAL ESTATE BY A CORPORATION

1100-192

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE } S.C.

1:06 PM '81

KNOW ALL MEN BY THESE PRESENTS, that: **Tod W. Riner, 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 all mortgage indebtedness and Ten and no/100ths (\$10.00) 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 **B. J. Fuller, his heirs and assigns:**

ALL that certain piece, parcel or tract of land situate, lying, and being within the City limits of Taylors, County of Greenville, State of South Carolina, said parcel of land containing approximately 1.89 acres, and lying on the Southwestern side of St. Mark's Road, and on the Eastern side of Taylors Bridge Road and being fully shown by that certain plat of Terry J. Dill, Registered C.E. and L.S., dated July 26, 1971, duly of record in the R&C Office of Greenville County, South Carolina, said property being more particularly described as follows:

(11)-276-T8-4-4.4

BEGINNING at the Northernmost corner at the intersection of Taylors Bridge Road and St. Mark's Road, thence along the Southwestern side of St. Mark's Road, South 33 degrees 33 minutes East Two Hundred Thirty-Eight (238) feet to iron pin corner and continuing South 35 degrees 28 minutes East Two Hundred Twelve (212) feet to an iron pin corner, thence South 55 degrees 48 minutes, West One Hundred Fifty and Two-Tenths (150.2) feet to an iron pin corner, thence South 36 degrees 52 minutes East Fifty (50) feet to an iron pin corner, thence North 62 degrees 06 minutes West Fifty-Six and One-Tenth (56.1) feet to an iron pin; thence continuing North 54 degrees 32 minutes West One Hundred Two and Four-Tenths (102.4) feet to an iron pin; thence continuing North 68 degrees 44 minutes West One Hundred Sixty-Seven and One-Tenth (167.1) feet to an iron pin; thence North 29 degrees 19 minutes East Twenty-Three and Four-Tenths (23.4) feet to a point in Taylors Bridge Road; thence along a line in said road North 19 degrees 40 minutes East Three Hundred Forty-Nine (349) feet to the point of beginning

This property is conveyed subject to all restrictions, easements and zoning ordinances of record or on the ground affecting said property.

This being the identical conveyed to the Grantor by deed of B.J. Fuller and David D. Armstrong dated July 16, 1980, and recorded in the R&C Office for Greenville County in Deed Book 1129 at page 457.

This property is transferred subject to a Mortgage to South Carolina National Bank recorded in Mortgage Book 1111 at page 225 and having a present balance of \$100,000.00 and a mortgage at Union Home Loan Association having a balance of \$60,000.00. Mo. 1245, Book 1114 p. 227

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 15th day of February, 1981.

SIGNED, sealed and delivered in the presence of:

A Corporation, **Tod W. Riner, Inc.** (SEAL)  
By: \_\_\_\_\_

W. Dennis Chamberlain

President **B.J. Fuller**

Nancy Standridge

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 15th day of February, 1981

W. Dennis Chamberlain (SEAL)

Nancy Standridge

Notary Public for South Carolina.  
My commission expires: 11-14-81

RECORDED the DEC 30 1981 at 1:06 P. M., No. 15165

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