

STATE OF SOUTH CAROLINA
 COUNTY OF GREENVILLE

Grantee's Address:
 217 Baldwin Circle
 Mauldin, S. C. 29662

KNOW ALL MEN BY THESE PRESENTS, that American Federal Savings & Loan Association Corporation chartered under the laws of the State of United States and having a principal place of business at Greenville, State of South Carolina, in consideration of Fifty Five Thousand and No/100 (\$55,000.00) ----- 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 Richard T. Sherrill, his 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, and being shown and designated as Lot No. 52 on the plat of Verdin Estates, recorded in the PMC Office in Plat Book 4R, Pages 34 and 35 and by a more recent plat of Davidson & Vaughn, prepared by Jones Engineering Service and, having, according to the more recent plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the easterly side of Baldwin Circle at the joint front corner of Lots 51 and 52 and running thence along the joint line of Lots 51 and 52, S. 84-28 E., 150 feet to an iron pin at the rear line; thence turning and running along the rear line S. 5-32 W., 80 feet to an iron pin; thence turning and running with the joint line of Lots 52 and 53, N. 84-28 W., 150 feet to an iron pin on the easterly side of Baldwin Circle; thence with said Circle, N. 5-32 E., 80 feet to an iron pin, the point of beginning.

THIS being the same property conveyed to the grantors by deed of Joseph R. Molizon and Kathy S. Molizon dated June 25, 1982, and recorded June 28, 1982 in the RMC Office for Greenville County in Deed Book 1169, at Page 257.

THIS conveyance is subject to any and all existing reservations, easements, rights of way, zoning ordinances and restrictions or protective covenants that may appear of record or on the premises.

RECEIVED
 JUL 28 1982
 GREENVILLE COUNTY

GREENVILLE COUNTY
 JUL 25 1982
 \$60.50

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 of 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 28th day of July 19 82

Signed, sealed and delivered in the presence of:

 American Federal Savings & Loan Association (SEAL)
 (A Corporation) Association
 By: Nancy K. Bateman President
 and Doris Cod Secretary

STATE OF SOUTH CAROLINA PROBATE
 COUNTY OF GREENVILLE

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 28th day of July 19 82
Nancy K. Bateman (SEAL)
 Notary Public for South Carolina. 7/17/86
 My commission expires

RECORDED this 28 day of July 1982, at 4:48 P. M., No. 2255

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