

TITLE TO REAL ESTATE BY A CORPORATION

DEED FILED
JUN 23 11 49 AM '83
GREENVILLE

VOL 1191 PAGE 94

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

GRANTEES' MAILING ADDRESS:
210 West McBee Avenue
Greenville, SC 29601

KNOW ALL MEN BY THESE PRESENTS, that **BELK SIMPSON COMPANY**
A Corporation chartered under the laws of the state of **South Carolina** and having a principal place of business at
State of **South Carolina**, in consideration of **FIFTY-THREE THOUSAND AND**
NO/100 (\$53,000.00) ----- 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

AVERY WOOD, JR., and DANNY N. ARD, their heirs and assigns forever:

ALL that certain piece, parcel or lot of land, with all buildings and improvements thereon, situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina, located on the north side of West McBee Avenue, and having, according to a plat entitled "Survey for Avery Wood" prepared by Freeland & Associates, dated June 18, 1983, the following metes and bounds, to-wit: **(26)-500-49-2-9**

BEGINNING at an iron pin on the sidewalk along the north side of West McBee Avenue, which iron pin is located 2.54 feet northwest from the corner of West McBee Avenue and South Richardson Street, and running thence with the edge of said sidewalk N. 67-50 W. 58.52 feet to the corner of the building situate on the property herein described; thence with the center line of the 17" wall of the building as the property line, N. 18-34 E. 95.40 feet to the corner of said building; thence turning and running with the north face of the wall of the building as the property line, S. 67-31 E. 62.28 feet to the corner of the building; thence turning and running S. 20-14 W. approximately 94.9 feet to an iron pin on the sidewalk along the north side of West McBee Avenue, the point of beginning.

This being the same property conveyed to the grantor herein by deed of Walter W. Goldsmith and Wm. R. Timmons, Jr., as Trustees for Walter W. Goldsmith, Wm. R. Timmons, Jr., William J. Goldsmith, and Henry P. Willimon, dated March 27, 1968, and recorded April 16, 1968, in the RMC Office for Greenville County, S.C., in Deed Book 842 at Page 83.

This conveyance is made subject to any and all existing reservations, easements, rights of way, zoning ordinances and restrictions or protective covenants that may appear of record, on the recorded plat(s) or on the premises.

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 **23rd** day of **June**, 19 **83**.

SIGNED, sealed and delivered in the presence of:

[Signature]
[Signature]

BELK SIMPSON COMPANY (SEAL)
A Corporation
By: *[Signature]*

[Signature]
John A. Kuhne, Secretary

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

PROBATE

STATE OF SOUTH CAROLINA
DOCUMENTARY TAX
\$106.00

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 **23rd** day of **June**, 19 **83**.

[Signature] (SEAL) *[Signature]*

Notary Public for South Carolina.
My commission expires: **11/19/90**

RECORDED this **24** day of **June** 19 **83**

at **11:49 A.N.**

SOUTH CAROLINA COUNTY DOCUMENTARY TAX
★ JUN 24 1983
PB. 15811
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