FILED
GREENVILLE CO. S. C. VOL 889 PAGE 327
MAY 6 1 35 PM '70
OLLIE FARNSWORTH
R. M. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that BUILDERS & DEVELOPERS, INC.
A Corporation chartered under the laws of the State of South Carolina and having a principal place of business at Simpsonville, State of South Carolina, in consideration of ----------
-------Twenty-one Thousand and no/100 ($21,000.00) ---------- 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

G. W. JENKINS and ROSEMARY W. JENKINS, their heirs and assigns forever:

All that certain piece, parcel or lot of land being known and designated as Lot No. 98, Section III, of Subdivision known as POINSETTIA, said Subdivision being situated within the corporate limits of the Town of Simpsonville, plat of said Subdivision being recorded in the RMC Office for Greenville County, in Plat Book PPP at page 141.

A more particular description of said above numbered lot may be had by reference to said plat.

The above numbered lot was conveyed to the granting corporation by deed of even date herewith to be recorded.

This conveyance is made subject to the restrictive and protective covenants affecting Section III of Subdivision known as POINSETTIA, said restrictive and protective covenants being recorded in the RMC Office for Greenville County in Deed Volume 858 at page 541.

This conveyance is made subject to any restrictive covenants, building set-back lines, rights-of-way and easements which may affect the above described property.

SOUTH CAROLINA DOCUMENTARY 30 DOLLARS | SOUTH CAROLINA DOCUMENTARY 10 DOLLARS | SOUTH CAROLINA DOCUMENTARY 1 DOLLAR | SOUTH CAROLINA DOCUMENTARY 1 DOLLAR

23.10

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 4th day of May 19 70.

SIGNED, sealed and delivered in the presence of:

Anne J. Alvarine
R. W. Riley

BUILDERS & DEVELOPERS, INC. (SEAL)
A Corporation
By: Pearl S. Hendricks
President & Secretary

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 4th day of May 19 70.
Anne J. Alvarine (SEAL)
Notary Public for South Carolina.
My Commission expires: 10/15/79.

R. W. Riley

RECORDED this 6th day of May 19 70 at 1:35 P. M., No. #24275.

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