

1:46 P.M.

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 ----- Dollars, -----Thirty-six Thousand Five Hundred and no/100 ---(\$36,500.00)----- the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto

WILLIAM C. MORRISON and JOANNA C. MORRISON, their heirs and assigns forever:

All that certain piece, parcel or lot of land being in Greenville County, State of South Carolina, in the Town of Simpsonville, known and designated as a portion of Lot No. 102, Section III of POINSETTIA Subdivision, as shown by plat thereof, recorded in Plat Book PPP at page 141 and having according to a recent survey entitled "Lot 102, Section No. III, POINSETTIA Subdivision", prepared by Piedmont Engineers & Architects, dated June 8, 1972, the following metes and bounds, to wit:

BEGINNING at an iron pin on the Southerly side of Hillpine Drive, and running thence with the line of Lot 101, S.10-32 W., 190 feet to an iron pin; thence a new line along the new boundary of Lot 103, S.85-21 E., 129.95 feet to an iron pin; thence with the Westerly edge of Hillpine Drive, the chord of which is as follows: N. 31-12 E., 19.1 feet to an iron pin; thence N.18-00 E. 50 feet to an iron pin; thence N. 3-07 E., 50 feet to an iron pin; thence N. 26-35 W., 50 feet to an iron pin; thence N.56-11 W., 50 feet to an iron pin; thence N. 79-28 W., 60 feet to an iron pin, the beginning corner.

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 and protective covenants, building set-back lines, rights-of-way and easements which may affect the above described property.



7300 Greenville County Stamps Paid \$ 40.15 Act No. 380 Sec. 1

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 10th day of June 1972.

SIGNED, sealed and delivered in the presence of:

Handwritten signatures of witnesses.

BUILDERS & DEVELOPERS, INC. (SEAL) A Corporation By: Ralph S. Hendrick 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 10th day of June 1972. Notary Public for South Carolina. My Commission expires: 8-1-80

Handwritten signature of the notary public.

RECORDED this 12th day of June 1972, at 1:46 P. M., No. 33812

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