

TITLE TO REAL ESTATE BY A CORPORATION

FILED
GREENVILLE CO. S.C.
APR 19 1974
DORRIS S. LAWRENCE
COUNTY CLERK

VOL 996 PAGE 335

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that Condon Construction Co.
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 Twenty-Eight Thousand
and No/100----- (\$28,000.00)----- 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 James A. Bruorton, III and Linda A. Bruorton, their heirs and assigns,
forever:

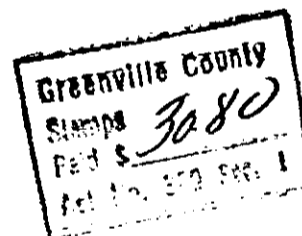
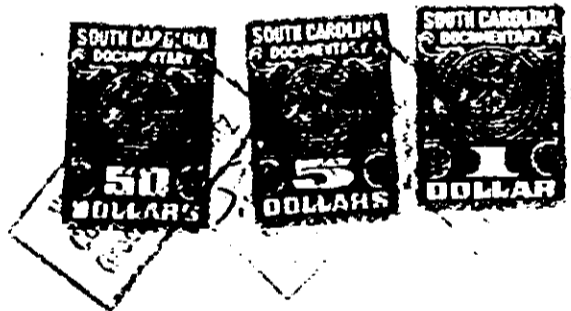
ALL that certain piece, parcel or lot of land situate, lying and being in
the County of Greenville, State of South Carolina, and being shown as Lot
#38, Section III, Montclaire, on plat of "Montclaire-Section III", dated
May 6, 1969 and recorded in the Office of the R.M.C. for Greenville County
in Plat Book WW at Page 57, and having, according to said plat, the following
metes and bounds, to-wit:

797-292-1-76

BEGINNING at an iron pin located on the southeastern side of the right-of-way
of Montclair Road, a joint corner of Lots Nos. 37 and 38; thence along said
right-of-way N. 29-18 E. 90.0 feet to an iron pin; thence S. 60-42 E. 150.0
feet to an iron pin; thence S. 29-18 W. 90.0 feet to an iron pin; thence N.
60-42 W. 150.0 feet to an iron pin, the point of beginning.

This conveyance is made subject to Protective Covenants applicable to
Montclaire Subdivision, Section No. III, recorded in the R.M.C. Office of
Greenville County in Deed Book 877 at Page 49, and to any other easements,
rights-of-way, or other encumbrances of record, including a five foot drain-
age and utility easement on each side and rear lot line.

This property was conveyed to Grantor by deed recorded in Deed Book
at Page



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 29th day of March 19 74.

SIGNED, sealed and delivered in the presence of:

CONDON CONSTRUCTION CO. (SEAL)
A Corporation
By:

Susan J. Williams
W.D. Richard

President
James A. Condon
Secretary

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named Cor-
poration, 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 29th day of March 19 74

W.D. Richard (SEAL)

Susan J. Williams

Notary Public for South Carolina
My commission expires: 12/16/80

RECORDED this day of APR 1 1974 at M., No. 24330

RECEIVED

4328 RV.2