

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that **GEORGE O'SHIELDS BUILDER, INC.**
A Corporation chartered under the laws of the State of South Carolina and having a principal place of business at
Mauldin, State of South Carolina, in consideration of
THIRTY-TWO THOUSAND FIVE HUNDRED AND 00/100----- (\$32,500.00) 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

**FRANK B. WOODRUFF, JR. AND MARTHA M. WOODRUFF, THEIR HEIRS AND
ASSIGNS FOREVER:**

ALL that certain piece, parcel or lot of land situate in the State of South Carolina, County of Greenville, Town of Mauldin, being known and designated as Lot 53 on plat of Bishop Heights, prepared by Ethan C. Allen, RLS, dated January, 1966 and recorded in the RMC Office for Greenville County in plat book BBB, page 171, and on a more recent plat of property of Frank B. Woodruff, Jr. and Martha M. Woodruff, prepared by Freeland and Associates, dated May 5, 1975, and having, according to the more recent plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwestern side of Ashmore Bridge Road, joint front corner of lots 53 and 52 and running thence N. 57-29 W., 225.0 feet to an iron pin; thence S. 32-31 W., 100.0 feet to an iron pin at the joint rear corner of lots 54 and 53; thence with the common line of lots 54 and 53, S. 57-29 E., 225.0 feet to an iron pin on Ashmore Bridge Road; thence with said Ashmore Bridge Road, N. 32-31 E., 100.0 feet to an iron pin, being the point of beginning.

This is a portion of the property conveyed to the Grantor by deed recorded in deed book 1015 at page 786 of the RMC Office for Greenville County.

This conveyance is made subject to restrictive covenants of record and to any easements or rights of way affecting same.



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 grantees, and the grantees'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 grantees, and the grantees'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 9th day of May 1975

SIGNED, sealed and delivered in the presence of
Spencer C. Feltner
Barbara M. Simpson
GEORGE O'SHIELDS BUILDERS, INC. SEAL
A Corporation
By: *George O'Shields*
President
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 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 9th day of May 1975
Spencer C. Feltner SEAL
Notary Public for South Carolina.
My commission expires: 10/20/79

RECORDED this _____ day of MAY 9 1975 19 _____, at _____ A.M., No. 26048

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