TITLE TO REAL ESTATE - CORPORATION FORM - ADBIENTS MIKCHIK R.A., Greenville, S.C. JULY , SC. 2767 MITCHELL & ARIAIL

COUNTY OF GREENVILLE

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KNOW ALL MEN BY THESE PRESENTS, that 30 Caroling Bullders and Realty, Inc.

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

Sixty-four Thousand Nine Hundred and no/100(\$64,900.00)------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 Edward C. Birkenstock and Darcey C. Birkenstock, their heirs and

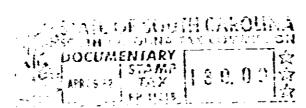
assigns forever:

ALL that piece, parcel or lot of land with all buildings and improvements thereon, situate, lying and being on the southeastern side of Barry Drive in Greenville County, South Carolina being known and desiganted as Lot No. 27 on a plat entitled TERRACE GARDENS made by Jones and Sutherland Engineers, dated August 26, 1959, recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book QQ at Page 85 and having according to said plat the following metes and bounds, to-wit: //(276) 538.6-/-40

BEGINNING at an iron pin on the southeastern side of Barry Drive at the joint front corner of lots nos, 26 and 27 and running thence with the common line of said lots, S. 51-58 E, 200 feet to an iron pin; thence N. 38-02 E. 100 feet to an iron pin at the joint rear corner of lots nos. 27 and 28; thence along the common line of said lots, N. 51-58 W. 200 feet to an iron pin on the southeastern side of Barry Drive; thence along the southeastern side of Barry Drive, S. 38-02 W. 100 feet to an iron pin, the point of beginning.

The above property is the same property conveyed to the grantor by deed of Gazebo, I.C.P.S., Inc. recorded March 23, 1981 in Deed Book 1144 at Page 869 and is hereby conveyed subject to all rights of way, easements, conditions, public roads and restrictive covenants reserved on plats and other instruments of public record and actually existing on the ground affecting said property.

The grantees agree and assume to pay Greenville County property taxes for the tax year 1982 and subsequent years.



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 onto the grantee(s) and the grantee's(s') heirs or successors and against every person whomsoever lawfully claiming or to claim the same of 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 28th day of April

CAROLINA BUILDERS AND REALTY, INC (SEAL) Signed, sealed and delivered in the presence of: (A Corporation) 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 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 28th day of April  (SEAL)  Notacy Public for South Carolina.	1	9 82 JACK H.	Littekeel 4.	
Notary Public for South Carolina.  My commission expires 3/26/89				45.47.12(4)
RECORDED th APR 2 Q 1Q82	a a	at	11:02 A. M. No	1.