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STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE JUN 8 3 57 PM 1967

OLLIE FARNSWORTH

CHANTICLEER REAL ESTATE COMPANY KNOW ALL MEN BY THESE PRESENTS, that

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 THREE THOUSAND AND NO/100 Dollars, (\$3,000.00) -----

the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, self and M. L. LANFORD, his heirs and assigns:

ALL that lot of land in Greenville County, South Carolina known and designated as Lot Number Fifteen (15) of Section Two (2) of Chanticleer, as shown by a plat thereof made by R. K. Campbell, dated August 30, 1965, and recorded in the R. M. C. Office for Greenville County in Plat Book "JJJ" at page 71; and having, according to said plat, the following metes and bounds:

BEGINNING At an iron pin on the North side of East Seven Oaks Drive at the joint front corners of Lots 16 and 15 and continuing along said lot lines N 39-18 E 240.4 feet to an iron pin; thence turning and running along the rear lot line of Lot 15 S 28-21 E 185 feet to an iron pin on a proposed future street; thence turning and running along the proposed future street S 52-10 W 150.6 feet to an iron pin; thence turning and running around the corner into East Seven Oaks Drive N 88-44 W 39.4 feet to an iron pin; thence continuing along East Seven Oaks Drive N 44-28 W 40 feet to an iron pin; thence continuing along East Seven Oaks Drive N 54-32 W 70 feet to the point of beginning.

This property is subject to easements and restrictions shown on said plat and to restrictive covenants recorded in the R. M. C. Office for Greenville County in Vol. 784 at page 329.

This is a portion of the property conveyed to Audubon Forest, Inc., by F. H. Earle by deed recorded in said R.M.C. Office in Vol. 700 at page 383. The name of Audubon Forest, Inc. was changed to Chanticleer, Inc., by instrument recorded in said R. M. C. Office in Vo. 712 at page 481.

This is one of the lots conveyed by Chanticleer, Inc., to Chestnut Hills, Inc. Chestnut Hills, Inc., by amendment of charter, changed its name to Chanticleer Real Estate Company.



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 granter 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 Sth 19 67 day of CHANTICLEER REAL ESTATE CO. (SEAL) SIGNED, sealed and delivered in the presence of: A Corporation By: President / Secretary STATE OF SOUTH CAROLINA PROBATE COUNTY OF Greenville

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 Pole day of come (SEAL)	1967. Le mille	C. Lorg
Notary Public for South Carolina.		
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P. M., No. 30142 ___19<u>67 at 3:57</u> 8th., day of June RECORDED this.