

TITLE TO REAL ESTATE BY A CORPORATION - SHAW BUILDERS, INC. Attorney, Ashmore & Brissey, Attorneys at Law, Greenville, S. C.  
GREENVILLE COUNTY, S. C.

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that Jack E. Shaw Builders, Inc. and having a principal place of business at Greenville, State of South Carolina, in consideration of One and No/100 (\$1.00) Dollars, and assumption of mortgage set out below, the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto Graham N. Bramlette and Conway G. Bramlette, their heirs and assigns, forever;

All that piece, parcel or lot of land, situate, lying and being on the southeastern side of Welcome Avenue in the County of Greenville, State of South Carolina, being shown as Property of Milton T. Monroe and Pearle P. Monroe on a plat thereof made by C. C. Jones, C.E., Nov. 18, 1963, recorded in the RMC Office for Greenville County in Plat Book FFF, at Page 167, and having according to said plat the following metes and bounds, to-wit:

Beginning at an iron pin on the south side of Welcome Avenue at the joint corner of property now or formerly of Milton T. Monroe and Pearl P. Monroe, which pin is located N. 59-00 E. 115 feet from the intersection of Welcome Avenue and McClain Avenue, and running thence with the south side of Welcome Avenue N. 59-00 E. 110 feet to a point; thence running S. 15-00 E. 175 feet to a point; thence running S. 59-00 W. 58 feet to an iron pin in the line of property now or formerly of Milton T. Monroe and Pearl P. Monroe; thence running along the line of said property N. 32-24 W. 168.6 feet to the point of beginning.

This conveyance is made subject to easements and rights-of-way which may be of record. This is the same property conveyed to the grantor herein by deed dated May 29, 1964, recorded in the RMC Office for Greenville County in Deed Book 750, at Page 502.

As a part of the consideration herein, the grantees assume and agree to pay that certain mortgage in favor of Carolina Federal Savings and Loan Association in the principal amount of \$11,500.00, recorded in the RMC Office for Greenville County in Mortgage Book , at Page , and having a present principal balance due thereon of \$11,500.00.

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 against the grantor and its successors and against every person whatsoever 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 18th day of November 19 70. SIGNED, sealed and delivered in the presence of:

*[Handwritten signatures]*

JACK E. SHAW BUILDERS, INC. (SEAL)  
A Corporation  
By: *[Signature]*  
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 18th day of November 19 70.  
*[Signature]* (SEAL)  
Notary Public for South Carolina.  
My commission expires 4/7/79

RECORDED this 19th day of November 19 70, at 3:49 P. M., No. #12088

161-241-1-2:14