

FILED
GREENVILLE CO. S.C.

Position 5

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Form FHA-SC 427-3
(Rev. 4-30-71)

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Position 5
BAINY, FANT & MCKAY, ATTYS.
UNITED STATES DEPARTMENT OF AGRICULTURE
FARMERS HOME ADMINISTRATION
Columbia, South Carolina

OLLIE FARNSWORTH
R. M. C.

WARRANTY DEED
(Jointly for Life With Remainder to Survivor)
(FOR PURCHASE)

*504 Sellwood Circle
Simpsonville S.C.
29681*

THIS WARRANTY DEED, made this 14th day of January, 19 72,
between Builders & Developers, Inc.
of Greenville County, State of South Carolina, Grantor(s);
and Joseph L. Montgomery, III and Mary G. Montgomery
of Greenville County, State of South Carolina, Grantee(s);

WITNESSETH: That the said grantor(s) for and in consideration of the sum of Two Thousand Seven
Hundred and No/100----- Dollars (\$ 2,700.00-----),

to it in hand paid by the Grantee(s), the receipt whereof is hereby acknowledged, ha^S

granted, bargained, sold and conveyed and by these presents do ES grant, bargain,
sell and convey unto the said Grantee(s) for and during their joint lives and upon the death of either of them, then to the
survivor of them, his or her heirs and assigns forever in fee simple, together with every contingent remainder and right of

reversion, the following described land, lying and being in the County of Greenville,
State of South Carolina, to-wit:

ALL that lot of land with the buildings and improvements thereon situate on
the north side of Sellwood Circle and the east side of Sellwood Circle in
the Town of Simpsonville, Austin Township, Greenville County, South Carolina
being shown as Lot 252 on Plat of Section III of Westwood Subdivision,
recorded in the RMC Office for Greenville, S. C. in Plat Book 4-N, Page 30,
and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the north side of Sellwood Circle at the joint
corner of Lots 252 and 253 and runs thence along the line of Lot 253 N. 10-
51 E. 181.5 feet to an iron pin; thence along the line of Lot 239 N. 80-
08 W. 25.9 feet to an iron pin; thence along the line of Lot 251 S. 62-22 W.
135.8 feet to an iron pin on the east side of Sellwood Circle; thence with
the curve of Sellwood Circle (the chord being S. 27-00 E. 129.8 feet) to
an iron pin; thence continuing along Sellwood Circle S. 68-46 W. 37.2 feet
to an iron pin; thence continuing along Sellwood Circle N. 69-27 E. 18.4
feet to the beginning comer.

This conveyance is SUBJECT to all restrictions, set back lines, roadways,
easements, rights of way, if any, affecting the above described property.

The Grantees are to pay 1972 taxes.

(Continued on next page)