

HORTON, DRAWDY, DILLARD, MARCHBANKS, CHAPMAN & BROWN, P.A. 307 PETTIGRU STREET, GREENVILLE, S. C. 29603

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S.C.
FEB 7 10 43 AM '73

DONNIE S. TANKERSLEY

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 FORTY ONE THOUSAND and no/100----- Dollars, (\$41,000.00)----- 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 JAMES A. MCGAUGHY and FRANCES M. MCGAUGHY, their heirs and assigns forever:

ALL that piece, parcel or lot of land, together with buildings and improvements, situate, lying and being in the County of Greenville, State of South Carolina, at the Western intersection of Guilford Lane and Marchant Road, being shown and designated as Lot No. 37 on a Plat of CAMBRIDGE PARK, made by Dalton & Neves Co., Engineers, dated June 1, 1972, and recorded in the RMC Office for Greenville County, South Carolina in Plat Book 4R, Page 11, reference to which is hereby craved for the metes and bounds thereof.

The above described property is a portion of the same conveyed to the Grantor herein by deed of Clarence L. Dillard recorded in the RMC Office for Greenville County, South Carolina in Deed Book 946, Page 47, and is hereby conveyed subject to 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 to pay Greenville County property taxes for the tax year 1973 and subsequent years.



5200

Greenville County
Stamps
Paid \$ 4510
Act No. 380 Sec. 1

-200-538.12-1-37

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 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 2nd day of February 19 73.
SIGNED, sealed and delivered in the presence of: IMPERIAL PROPERTIES, INC. (SEAL)

A Corporation
By: Dee A. Smith
President . Dee A. Smith
Secretary

Barbara Boett Die
Dee A. Smith

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 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 2nd day of, February 19 73.
Barbara Boett Die (SEAL) Dee A. Smith

Notary Public for South Carolina
My commission expires 7/15/81

RECORDED this 7th day of February 19 73, at 10:43 A.M., No. DOC. # 22219

538.12