State of South Carolina : Program TITLE TO REAL ESTATE

GREENVILLE COUNTY MARIE COUNTY MARIE MARIE Know All Men by These Presents:

That Ben M. Cart	A 27.5		, hereafter referred	to as Grantor, in consider-
ation of MEXICANX Love and Affecti	on			
these presents, the receipt whereof is hereby acknowledge sell and release unto the said Grantee, her heir				
sell and release unto the said Grantee , her heir	s and assign	ns, forever:		
	of land of	kuska luinas	nd boing a	t the South-

ALL that piece, parcel or lot of land, situate, lying and being at the South western corner of the intersection of Quail Hill Drive with East Parkins Mill Road, in Greenville County, Butler Township, South Carolina, being shown and designated as Lot No. 21 of Quail Hill Estates, as shown on a Plat of the Property of Thomas B. Huguenin and T. F. Huguenin, Jr., prepared by Campbell & Clarkson Surveyors, Inc., dated April 24, 1969, recorded in the R.M.C. Office for Greenville County, S. C. in Plat Book TTT, Page 201, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Western side of Quail Hill Drive, at the joint corner of Lots Nos. 21 and 22, and running thence along the line of Lot No. 22, s. 48-36 W. 250 feet to an iron pin; thence along the line of property now or formerly of Sallie Huguenin, N. 41-24 W., 133.4 feet to an iron pin on the Southern side of East Parkins Mill Road; thence with the Southern side of East Parkins Mill Road, N. 50-58 E., 227.2 feet to an iron pin in the curve of East Parkins Mill Road and Quail Hill Drive; thence with the curve thereof, the chord of which is N. 89-22 E., 32.7 feet to an iron pin on the Western side of Quail Hill Drive; thence with said side of Quail Hill Drive, S. 41-24 E., 142.2 feet -599-M14.2-1-47 to an iron pin, the beginning corner.

The above property is hereby conveyed subject to all rights-of-way, easements, agreements, and restrictive covenants of record on the aforesaid recorded plat and on the premises and is also subject to restrictive covenants applicable to Quail Hill Estates, recorded in said R.M.C. Office in Deed Book 871, Page 579.

The above/ was conveyed to Ben M. Cart by Huguenin-Douglas Co., a corporation, by their deed recorded in the R.M.C. Office of Greenville County in Deed Book 921, Page 87 dated July 22, 1971.

It is understood that the within property is subject to a mortgage to Fidelity Federal Savings and Loan Association.

TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or

TO HAVE AND TO HOLD all and singular the said premises before mentioned unto the Grantee and Grantee's Heirs/Successors and Assigns forever. AND Grantor does hereby bind Grantor and Grantor's Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto Grantee and Grantee's Heirs/Successors and Assigns against Grantor and Grantor's Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the hand and seal of Grantor this day of Janu	uary , 19 74 .		
	62 M Gant (Seal)		
Signed, Sealed and Delivered in the Presence of	(Ben M. Cart) (Seal)		
Enniel C. Duiles	(Seal)		
Lames C. Duckey	(Seal)		
	Grantor		
Specially appeared before me the undersigned witness and made or written deed and that said witness together with the other witness whose n Grantof. Sworn to before me this: 18 day of January 19 74			
My Commission captres January 1, 197 Notery P. Commission of 6335 express May 15			
Mr. Controlled derive langery 1, 197 Moter P. V. 18: 30.15 Carolina			

wife of the within named Grantor did unto all whom it may concern, that Mrs... this day appear before me, and upon being privately and separately examined by me, did declare that she does freely, voluntarily, and without any compulsion, dread or fear of any person or persons whomsoever, renounce, release, and forever relinquish unto Grantee and Grantee's Heirs/Successors and Assigns, all her interest and estate, and also all her right and claim of Dower of, in or to all and singular the premises above described.

and Assigns, all her interest and estate, and also all her right and claum of 200	, we on to an and parameter and promise	
GIVEN under my hand and seal this		
day of		
Notary Public for South Carolina		22563
My Commission expires January 1, 197 MAR 1 2 1974	W No.	<i>L</i> LUUU

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