

JUN 4 12 20 PM '74

Prepared by the offices of CAROLINE SHEPHERD CRAWLEY, Attorneys at Law 123 Broadus Avenue, Greenville, S.C. R.M.C.

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STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that M. William Bashor, Jr., and E. E. Lawrimore

in consideration of Twenty-seven Thousand Six Hundred Twenty-seven and 87/100-----Dollars,
and assumption of mortgage as set forth below
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release
unto L W T Realty Company, a general partnership, it's successors and assigns forever:

ALL that piece, parcel or lot of land, situate, lying and being in the County of Greenville, State of South Carolina, in Chick Springs Township, on the northeastern side of U. S. Highway 29, presently known as Wade Hampton Boulevard, and being known and designated as Lot No. 2 of property of T. J. Ingle, according to plat made by Pickell and Pickell, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northeastern side of U. S. Highway 29, and running thence S. 47 E. 208.7 feet to a pin; thence S. 43 W. 100 feet to a pin at the rear corner of Lot No. 1; thence with the line of Lot No. 1, N. 47 W. 208.7 feet to a pin on the right of way of Highway 29; thence with the northeastern side of said right of way N. 43 E. 100 feet to the beginning corner.

As a further part of the consideration of this conveyance, the grantees assume and agree to pay according to the terms thereof that certain note and mortgage executed by M & S Builders, Inc., in favor of Doris McReithan, recorded in the R.M.C. Office for Greenville County, S.C., in Mortgage Book 1221 at page 59, in the original amount of \$29,000.00, and on which there is a present outstanding balance due of \$27,372.13 .

-271-715.5-2-3.1

This conveyance is made subject to any and all existing reservations, easements, rights of way, zoning ordinances and restrictions or protective covenants that may appear of record, on the recorded plat(s) or on the premises.

The Grantee herein is a general partnership organized and existing under South Carolina law pursuant to that certain Partnership Agreement dated May 31, 1974 and entered into by and between James A. Thraikill, James W. Leverette, and James C. Wall, all residents of Greenville County, South Carolina, such Agreement providing, inter alia, that the unanimous consent of all the partners shall be controlling with respect to the management, conduct and operation of the partnership business including the power to sell, mortgage, convey or otherwise deal with the property of the partnership,

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(s) do(es) hereby bind the grantor(s) and the grantor(s)'s heirs or successors, executors and administrators 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.

WITNESS the grantor's(s) hand(s) and seal(s) this 31st day of May 1974

SIGNED, sealed and delivered in the presence of:

[Signatures of M. William Bashor, Jr. and E. E. Lawrimore]
Two \$5 DOLLARS seals are visible, one with handwritten number 3080.

STATE OF SOUTH CAROLINA }
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PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) sign, seal and as the grantor's(s) act and deed deliver the within deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 31st day of May 19 74

[Signature of Notary Public] (SEAL)
Notary Public for South Carolina
My commission expires: 12-16-80

[Signature of Linda D. Law]
A \$5 DOLLARS seal is visible.

STATE OF SOUTH CAROLINA }
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RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named grantor(s) respectively, did this day appear before me, and each, 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 whomsoever, renounce, release and forever relinquish unto the grantee(s) and the grantee's(s) heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this

31st day of May 19 74
[Signature of Notary Public] (SEAL)
Notary Public for South Carolina
My commission expires: 12-16-80

[Signatures of Anne L. Bashor]

RECORDED this JUN 4 1974 day of at M., No. 30920

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