

KNOW ALL MEN BY THESE PRESENTS, that Southland Properties, Inc.
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
Nine Thousand, Six Hundred Fifty and No/100----- (\$ 9,650.00)----- 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 Edgar Al Semchenko, his heirs and assigns forever:

All that piece, parcel, or lot of land situate, lying and being in the State of South
Carolina, County of Greenville, being known and designated as Lot 64 of a subdivision
known as River Downs according to plat thereof dated July 17, 1974, recorded in the
R. M. C. Office for Greenville County in Plat Book 4-R at Pages 75 and 76 and having,
according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northeastern side of Suffolk Court, joint front
corner of Lots Nos. 63 and 64; thence with the joint line of said lots, N. 61-20 E. 205 feet
to an iron pin in the line of Lot No. 42; thence with the line of Lot No. 42, N. 21-03 W.
115 feet to an iron pin at the corner of Lot No. 41; thence with the line of said lot,
N. 21-05 W. 109.38 feet to an iron pin in the line of property now of formerly of Joel C.
Green; thence with the line of said property, S. 65-34 W. 110 feet to an iron pin at the joint
rear corner of Lots 64 and 65; thence with the joint line of said lots, S. 5-30 W. 225.54 feet
to an iron pin on the northeastern side of Suffolk Court; thence with the northeastern side of
Suffolk Court, the following courses and distances: S. 42-28 E. 25 feet, and S. 16-31 E.
20 feet, to the point of beginning.

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



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 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 10th day of March 19 75

SIGNED, sealed and delivered in the presence of:

SOUTHLAND PROPERTIES, INC. (SEAL)

A Corporation
By:

Mary S. Winter
Patrick H. Grayson

R. Gerald Lee
President

Secretary

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named Cor-
poration, 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 10th day of March 19 75

Patrick H. Grayson (SEAL)
Notary Public for South Carolina.
My Commission Expires: 11-11-77

Mary S. Winter

RECORDED this day of APR 3 1975 9:56 A. M., No. 22809