

KNOW ALL MEN BY THESE PRESENTS, that Juster Enterprises, 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 Four Thousand Five  
Hundred and No/100-----(\$4,500.00)-----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 M. L. Lanford, Jr. His heirs and assigns, forever:

All that certain piece, parcel or lot of land with all improvements thereon, situate,  
lying and being in Greenville County, South Carolina, and being shown and designated  
as Lot 48 of Verdin Estates, dated September 21, 1972, prepared by C. O. Riddle, re-  
corded in the R.M.C. Office for Greenville County in Plat Book 4 R at pages 34 and 35,  
and having, according to said plat, the following metes and bounds, to-wit:

Beginning at an iron pin on the eastern side of Baldwin Circle at the joint front corner  
of Lots 48 and 49; thence, N. 81-05 E., 162 feet to an iron pin; thence, N. 5-32 E., 33  
feet to an iron pin; thence, N. 35-08 W., 93 feet to an iron pin; thence, S. 62-50 W.,  
147.6 feet to an iron pin on the eastern side of Baldwin Circle, thence with Baldwin  
Circle S. 17-59 E., 70 feet to an iron pin, the point of beginning.

This conveyance is subject to all restrictions, zoning ordinances, setback lines,  
roads or passageways, easements and rights of way, if any, affecting the above  
described property



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 9<sup>th</sup> day of April 19 75

SIGNED, sealed and delivered in the presence of:

Linda D. Laws  
Kathy C. Hughes

JUSTER ENTERPRISES, INC. (SEAL)  
A Corporation  
By: James L. Sanderson  
James L. Sanderson, Attorney-in-fact  
Carroll B. Long, Attorney-in-fact

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 9<sup>th</sup> day of April 19 75

Linda D. Laws (SEAL)  
Notary Public for South Carolina.

Kathy C. Hughes

My commission expires: 12-16-80

RECORDED this \_\_\_\_\_ day of APR 10 1975 19 \_\_\_\_\_ at 9:50 A. M. No. 22186

Re-RECORDED MAY 9 '75 at 12:51 P. M. No. 26033

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