

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

1975 AUG 19 12:11 PM  
RMC OFFICE

KNOW ALL MEN BY THESE PRESENTS, that BUILDERS & DEVELOPERS, INC.  
A Corporation chartered under the laws of the State of South Carolina and having a principal place of business at  
Simpsonville State of South Carolina, in consideration of -----  
----Five Thousand One Hundred and no/100 (\$5,100.00) plus assumption of mortgage below 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

RICHARD L. ELLICKSON and MARY G. ELLICKSON, their heirs and assigns forever:

All that certain piece, parcel or lot of land in the Town of Simpsonville, Greenville  
County, State of South Carolina, being known and designated as Lot No. 55 of Subdivision  
known as PINE TREE, as shown by plat thereof, prepared by Piedmont Engineers and Architects,  
dated March 19, 1974, and recorded in Plat Book 5-D at page 63 in the RMC Office for  
Greenville County, South Carolina.

Reference to said plat is hereby craved for a more particular description.

This conveyance is made subject to the restrictive and protective covenants affecting  
the Subdivision known as PINE TREE, said restrictive and protective covenants being  
recorded in the RMC Office for Greenville County in Deed Volume 1014 at page 323.

This conveyance is made subject to any restrictive covenants, building set-back lines,  
rights-of-way and easements which may affect the above described property.

As a portion of the consideration herein, the grantees assume and agree to pay that  
certain note and mortgage given by Builders & Developers, Inc., to Laurens Federal  
Savings & Loan Association on July 1, 1975, and recorded in the RMC Office for Greenville  
County in Mortgage Volume 1343 at page 250. The balance due for assumption is \$28,800.00.



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Sec. 1

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)' 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)' heirs or successors and against every person whatsoever 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 15<sup>th</sup> day of August 1975.  
SIGNED, sealed and delivered in the presence of:

*[Handwritten signatures]*

BUILDERS & DEVELOPERS, INC. (SEAL)  
A Corporation  
By: *[Signature]*  
President & Secretary  
Secretary

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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 its 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 15<sup>th</sup> day of August 19 75  
*[Signature]* (SEAL)  
Notary Public for South Carolina.  
My commission expires: \_\_\_\_\_

RECORDED this 19th day of August 19 75 at 12:11 P/ M, No. 1511

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