

HILL TOP REAL ESTATE BY A CORPORATION
STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S.C.
SEP 9 1975

Vol 1023 Page 904

KNOW ALL MEN BY THESE PRESENTS, that S & M REAL ESTATE CO., INC.

A Corporation chartered under the laws of the State of South Carolina and having a principal place of business at
State of South Carolina, in consideration of

-----Thirty-six Thousand and No/100 (\$36,000.00) ----- 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 IRVINE STREET REALTY CORP., their heirs and assigns forever:

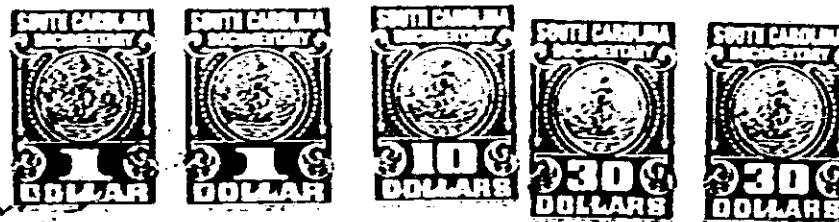
ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, City of Greenville, on Burns Street, known and designated as a part of Lot 30 as shown on a plat recorded in the R.M.C. Office for Greenville County in Plat Book H at page 122-A, having the following courses and distances according to a survey made by J. Mac Richardson, eng., in August, 1947:

- 500 - 95 - 3 - 33

BEGINNING at an iron pin on Burns Street and running thence along Burns Street N. 10-15 W. 107.6 feet to an iron pin; running thence N. 81-30 W. 215.5 feet to an iron pin; running thence S. 16-10 W. 131.8 feet to an iron pin; running thence S. 87-50 E. 265 feet to an iron pin on Burns Street, the beginning corner.

This being the identical property conveyed to the grantor by deed of W. C. Ledbetter, recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 334 at page 132.

This conveyance is made subject to easements, conditions, covenants, restrictions and rights of way which are a matter of record and actually existing on the ground effecting the subject property.



Greenville County
Stamps
Paid \$ 39.60
Act No. 320 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(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 9th day of September 1975.

SIGNED, sealed and delivered in the presence of:

James M Luedler
Carol H Maddox

S & M REAL ESTATE CO., INC. (SEAL)
A Corporation
By: J. H. Pittore Pres,
Secretary

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named Corporation, 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 9th day of Sept 1975.

Carol H Maddox (SEAL)
Notary Public for South Carolina.

James M Luedler

My Comm Exp: Nov 17 1979
RECORDED this day of SEP 9 1975

at 4:56 P/ M., No. 6512

9994

4328 RV.2