

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

Dec 19 3 42 PM '75
DONNIE S. TANKERSLEY
R.H.C.

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KNOW ALL MEN BY THESE PRESENTS, that AMERICAN SERVICE CORPORATION OF SOUTH CAROLINA
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 Seven Thousand and no/100 ----- (\$7,000.00)

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 FURMAN COOPER, his heirs and assigns forever.

ALL that piece, parcel or lot of land located, lying and
being in the County of Greenville, State of South Carolina,
being a portion of Lot 53 and a portion of Lot 54 as shown
on Plat entitled Section 1, Powderhorn, dated July 26, 1973,
most recently revised March 1, 1974, prepared by Piedmont
Engineers and Architects, recorded in the RMC Office for
Greenville County, South Carolina, in Plat Book 4X at Page
95, and having, according to a more recent plat prepared by
Piedmont Engineers, Architects and Planners, dated September
16, 1975, the following metes and bounds, to-wit:

BEGINNING at a point at the joint rear corner of Lot 52 and
53 and running thence S. 61-00 W. 38.5 feet to a point;
thence S. 63-22 W. 34.08 feet to a new point in Lot 54;
thence along a new line through Lot 54 N. 36-28 W. 166.6
feet to a point on the Southern side of Canebreak Lane;
thence, along said Street N. 60-56 E. 60.23 feet and N. 69-
25 E. 30.82 feet to the point and place of BEGINNING (continued below)

This is a portion of the same property conveyed to the Grantor
herein by deed dated October 11, 1972, and recorded in the RMC
Office of Greenville County, S. C. in Deed Book 958, Page 27.
This conveyance is made subject to all easements, conditions,
covenants, restrictions and rights of way which are a matter
of record and actually existing on the ground affecting the
subject property, and particularly to the covenants, conditions,
restrictions applicable to Powderhorn, Section I, recorded
in the RMC Office for Greenville County, S. C. in Deed Book
1011, at Pages 155-170.

The Grantee agrees and assumes to pay the City of Simpsonville
and Greenville County property taxes on the within conveyed
property for the tax year 1976 and all subsequent years.

to point on Canebreak Lane; thence on a new line through Lot No.
53, S. 30-13 E. 162.3 feet to the beginning corner.

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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 of 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 au-
thorized officers, this 19 day of December 19 75

SIGNED, sealed and delivered in the presence of:
AMERICAN SERVICE CORPORATION OF SOUTH CAROLINA (SEAL)
A Corporation
By: William R. Mount
President
William R. Mount
Secretary

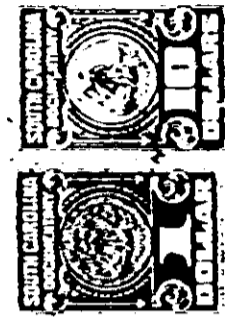
STATE OF SOUTH CAROLINA PROBATE
COUNTY OF GREENVILLE

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 19 day of December 19 75.
Richard M. Duncan (SEAL) Richard M. Duncan
Notary Public for South Carolina. 5-21-84
My commission expires

RECORDED this day of DEC 19 1975 at 3:41 P. M., No. 15963

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