

TITLE TO REAL ESTATE BY A CORPORATION

FILED
GREENVILLE CO. S. C.

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STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

JUN 1 10 43 AM '76

DONNIE S. TANKERSLEY
R.M.C.

Est True Consideration See Affidavit

Book 39 Page 1085

KNOW ALL MEN BY THESE PRESENTS, that CHANTICLEER REAL ESTATE CO.

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 \$10.00 and other consideration 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 A. Jones, Jr., his heirs and assigns:

ALL that certain piece, parcel or lot of land located in the County of Greenville, State of South Carolina, and being known and designated as Lot 176 according to a plat entitled "Chanticleer Section V" by Webb Surveying and Mapping Co., dated July, 1970, and recorded in the R.M.C. Office for Greenville County in Plat Book 4F, Page 41, and having, according to the said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin at the back of the culdesac at the joint front corner of Lot Nos. 176 and 175, and running thence with the line of Lot No. 175, S. 54-32 E., 203.2 feet to a point at the joint rear corner of Lot Nos. 176 and 175; thence with the line of Lot No. 168, S. 37-02 W., 177.9 feet to a point in the stream; thence with the stream, N. 75-12 W. 96 feet to a point at the joint rear corner of Lot Nos. 176 and 177; thence with the line of Lot No. 177, N. 3-04 W., 225.3 feet to a point on the Southern side of the culdesac on Bachman Court; thence running along the Southern side of the culdesac in a curve, the chord of which is S. 88-21 E., 25 feet to a point; thence still with the Southern side of the culdesac in a curve, the chord of which is N. 61-06 E., 25 feet to the point of beginning.

- 157 - WIG 1.3 - 1-177

THIS property is subject to easements shown on the said plat and to restrictive covenants recorded in the R.M.C. Office for Greenville County in VOL. 897, Page 521.

GRANTEE to pay 1976 County Taxes.



Greenville County
Sta 105
Fid \$ 1375
Act No. 50 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 31st day of May 1976
SIGNED, sealed and delivered in the presence of:

John H. Earle
Sandra B. Pittman

CHANTICLEER REAL ESTATE CO.

(SEAL)

A Corporation
By:

R. P. Hughes

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 Corporation, 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 31st day of May 1976

Blair D. Elmore
Notary Public for South Carolina
My commission expires 7-7-80

(SEAL)

John H. Earle

RECORDED this day of JUN 1 1976 at 10:43 A. M., No. 31862

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