

State of South Carolina,  
County of GREENVILLE

FILED  
GREENVILLE CO. S. C.  
JUL 23 4 42 PM '76  
DONNIE S. TANKERSLEY  
R.M.C.

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KNOW ALL MEN BY THESE PRESENTS, That ROBERT A. EFIRD AND FRANCES H. EFIRD

in the State aforesaid, in consideration of the sum of Forty-one Thousand and No/100  
(\$41,000.00)----- Dollars,

to them in hand paid at and before the sealing of these presents by

Virginia R. Kern

(the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said Virginia R. Kern, her heirs and assigns, forever:

All that piece, parcel or lot of land, situate, lying and being on the Easterly side of Butler Springs Road, in the County of Greenville, State of South Carolina, being known and designated as Lot 12 on a plat of Heritage Hills, which plat is recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book YY at page 187 and having, according to said plat, the following metes and bounds:

BEGINNING at an iron pin on the Easterly side of Butler Springs Road, joint front corner with Lot 13 and running thence with the line of Lot 13 S. 76-30 E. 173 feet to an iron pin; thence S. 7-53 W. 100.3 feet to an iron pin; thence N. 76-30 W. 183.2 feet to an iron pin; thence N. 13-30 E. 100 feet to the point of beginning. - 271 - 277.4 - 1 - 12

The within conveyance is subject to all restrictions, setback lines, zoning ordinances, utility easements and rights of way, if any, affecting the above described property.

This is the identical property conveyed to the Grantors herein by deed of Malcolm A. Kessinger and Harriett H. Kessinger, dated March 28, 1974, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 996 at page 323 on April 1, 1974.



Greenville County  
Stamps  
Paid: 45.10  
Act No. 350 Sec. 1

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