

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

Grantor's Address: Lewis B. Spence,
GREENVILLE CO. S. C. Jr. & Cheryl W. Spence
Edwards Mill Road
Taylors, S. C. 29687

JAN 31 4 12 PM '77
DEPT. OF REVENUE
RMC

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KNOW ALL MEN BY THESE PRESENTS, that BOB MAXWELL BUILDERS, INC.
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
Thirty-nine and no/100ths----- (\$39,000.00)-----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 Lewis B. Spence, Jr. and Cheryl W. Spence, their heirs and
assigns forever:

All that certain piece, parcel or lot of land situate, lying and
being in the State of South Carolina, County of Greenville, being shown and
designated as Lot 3 on plat of Old Mill Estates prepared by Piedmont Engineers,
and Architects dated June 15, 1972 and recorded in the RMC Office for Green-
ville County in Plat Book 000 at Page 159 and having, according to said plat,
the following metes and bounds, to-wit:

Beginning at an iron pin on the Eastern side of Edwards Mills Road
at the joint front corner of Lots 2 and 3 shown on aforesaid plat and running
thence N 64-40 E 228.5 feet to a point in center of creek; thence along and
with the meanderings of said creek, center of creek being the line, the tra-
verse of which is S 1-00 E 100 feet to a point in the center of said creek
at the joint rear corner of Lots 3 and 4 as shown on said plat; thence run-
ning along and with the joint line of said two lots, S 64-30 W 226.7 feet to
a point on the Eastern side of Edwards Mill Road; thence running along and
with the Eastern side of Edwards Mill Road, N 15-37 W 6 feet; thence con-
tinuing along and with the Eastern side of Edwards Mill Road, N 1-08 W 94 feet,
to the point of beginning.

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The above property is conveyed subject to a 25 foot sanitary sewer
right-of-way across said property as shown on plat entitled Survey of Lot 2
Old Mill Estates made by Piedmont Engineers and Architects dated June 10, 1975
and also to any other easements, rights of way and zoning ordinance of record
or on the premises.

This is the same property conveyed to the Grantor herein by deed of
BTM Corporation dated July 10, 1975 and recorded in the RMC Office for Green-
ville County in Deed Book 1921 at Page 41.

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 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 January 19 77.

SIGNED, sealed and delivered in the presence of:
Bob Maxwell Builders, Inc. (SEAL)
A Corporation
By: *Ch. Maxwell*
President
Secretary

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE) PROBATE

GR 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 31st day of January 19 77
Ch. Maxwell (SEAL)
Notary Public for South Carolina

My commission expires: _____
RECORDED this day of JAN 31 1977 19
At 4:12 P.M.

GREENVILLE COUNTY DOCUMENTS TAX
42.90
JAN 31 1977

0354

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