

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that Rackley, Builder-Developer, Inc.
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 Fifty-four Hundred and No/100-----

----- 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 James C. Leary, his heirs and assigns forever:

All that piece, parcel or lot of land with all buildings and improvements
thereon situate lying and being on the northeastern side of Sandhurst Drive in
the Town of Simpsonville, Greenville County, South Carolina, being known
and designated at Lot No. 109 on a plat of BRENTWOOD, SECTION III, made
by Piedmont Engineers, Architects, & Planners, dated November 15, 1973
recorded in the RMC Office for Greenville County, S. C. in Plat Book 5-D,
page 42, and having according to said plat the following metes and bounds,
to wit:

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Beginning at an iron pin on the northeastern side of Sandhurst Drive at the
joint front corner of Lots Nos. 109 and 110 and running thence with the
common line of said lots, N. 54-09 E., 157.88 feet to an iron pin; thence
S. 35-58 E., 100.0 feet to an iron pin at the joint rear corner of Lots
Nos. 108 and 109; thence with the common line of said lots, S. 54-10 W.,
158.05 feet to an iron pin on the northeastern side of Sandhurst Drive;
thence with the northeastern side of Sandhurst Drive, N. 35-58 W., 100.0
feet to an iron pin, the point of begining.

The above property is a portion of the same property conveyed to the
Grantor by deed of Southern Bank & Trust Company, as Trustee recorded
July 19, 1973 in Deed Book 979 at page 403 and is hereby
conveyed subject to all rights of way, easements, conditions, public
roads and restrictive covenants reserved on plats and other instruments of
public of record and actually existing on the ground affecting said property.

The grantee agrees and assumes to pay Town of Simpsonville and Greenville
County property taxes for the tax year 1977 and subsequent years.



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 3rd day of February 19 77

John M. Dillard
James C. Leary
RACKLEY, BUILDER-DEVELOPER, INC. (SEAL)
A Corporation
B. *Eugene Rackley* President
and _____ Secretary

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE PROBATE

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 3rd day of February 19 77
John M. Dillard (SEAL)
Notary Public for South Carolina
1/31/1983

RECORDED IN _____ of _____ 3 1977 19 at 10:59 A. M. No _____

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