

TITLE TO REAL ESTATE BY A CORPORATION

GREENVILLE CO. S. C.
MAR 31 2 29 PM '77
STATE OF SOUTH CAROLINA

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STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that -----HBA PROPERTIES, 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
Seventeen Thousand Five Hundred and No/100 (\$17,500.00)----- 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 PATRICIA D. DUNCAN, her heirs and assigns forever;

ALL that certain piece, parcel or lot of land situate, lying and being on
the southerly side of Forest Lane, in the City of Greenville, County of
Greenville, State of South Carolina, being shown and designated as Lot No.
37 on plat of Meyers Park, Section 2, prepared by C. O. Riddle, Surveyor,
dated September, 1976, recorded in the RMC Office for Greenville County,
S. C., in Plat Book 5-P, Page 54, and revised plat dated November 10, 1976,
recorded in the RMC Office for Greenville County, S. C., in Plat Book 5-P,
Page 57, and having, according to said plat, the following metes and bounds,
to-wit:

BEGINNING at an iron pin on the southerly side of Forest Lane at the joint
front corner of Lots 37 and 38 and running thence with the line of Lot No.
38, S. 27-18 W., 278 feet to an iron pin at the rear line of property now
or formerly of Greenville Country Club; thence with property now or formerly
of Greenville Country Club, N. 40-38 W., 148.40 feet to an iron pin at the
joint rear corner of the premises herein and Lot No. 36; thence with the line
of Lot No. 36, N. 31-14 E., 227 feet to an iron pin on Forest Lane; thence
with the line of Forest Lane, S. 60-43 E., 122 feet to the point of beginning.
-519-222.1-6-99

This is a portion of the property conveyed to the Grantor herein by deed of
Hazel Lee Jenkinson, et al, dated October 1, 1976, recorded October 8, 1976,
in Deed Book 1044, Page 321 in the RMC Office for Greenville County, S. C.

This conveyance is subject to all restrictions, set-back lines, roadways,
zoning ordinances easements and rights of way, if any, affecting the above
described property.

DOCUMENTARY
STAMP
TAX
\$ 35.00
FEB 11 1977

GREENVILLE COUNTY
0 5 4 8 7 8
SOUTH CAROLINA COUNTY DOCUMENTARY TAX
★ P.B. 1981
MAR 31 1977
\$ 19.25

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 29th day of March 1977.
SIGNED, sealed and delivered in the presence of:

Donna D. Calhoun
James J. Johnson

HBA PROPERTIES, INC. (SEAL)
A Corporation
By: *William R. ...*
President & Secretary
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 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 29th day of March 19 77. *Donna D. Calhoun*
James J. Johnson (SEAL)

Notary Public for South Carolina
My Commission expires: 8/12/80

RECORDED this 31 day of March 1977 at 2:29 P/ M., No. 1053-764

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