

Lot 12, Canebrake Road, Greer, S. C. 29651  
GREENVILLE CO. S. C.  
STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

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KNOW ALL MEN BY THESE PRESENTS, that JIM WILLIAMS, 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 SIXTEEN THOUSAND FIFTY AND NO/100THS-- (\$16,050.00) AND ASSUMPTION OF MORTGAGE AS SET OUT BELOW 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 D. SUDDETH and PATRICIA C. SUDDETH, 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 known and designated as Lot No. 12 of a subdivision known as Canebrake I as shown on plat thereof prepared by Enwright Associates dated August 18, 1975, and recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book 5D, at Pages 95 and 96 and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwestern side of Canebrake Drive, joint corner of Lots Nos. 11 and 12 and running thence with the joint line of said lots N 26-44 W, 125 feet to an iron pin at the corner of Lot 14; thence along the line of Lot 14 N 61-08 E, 93.56 feet to an iron pin at the joint corner of Lots Nos. 12 and 13; thence with the joint line of said lots S 28-50 E, 144.78 feet to an iron pin on the northwestern side of Canebrake Drive; thence with said Drive S 72-24 W, 16.59 feet to an iron pin; thence continuing with said Drive S 72-40 W, 83.42 feet to the beginning corner.

This is the same property conveyed to the Grantor herein by deed of J. A. Bolen as Trustee for James W. Vaughn and J. A. Bolen, and College Properties, Inc., Trading as Batesville Property Associates, a joint venture, which deed was dated December 3, 1975 and recorded in Deed Book 39 at Page 850 on the 5th of December 1975.

This conveyance is subject to any and all existing reservations, easements, rights-of-way, zoning ordinances and restrictions or protective covenants that may appear of record, on the recorded plat(s) or on the premises.

As part of the consideration herein the Grantee assumes and agrees to pay the balance due on that certain mortgage given to Carolina Federal Savings and Loan Association recorded in the R.M.C. Office for Greenville County in Mortgage Volume 1355 at Page 224. The balance due as of this date is \$25,900.00.

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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 6th day of April 1977.

SIGNED, sealed and delivered in the presence of:

JIM WILLIAMS, INC. (SEAL)  
A Corporation  
By:

*Judith T. Dineen*  
*Paul M. G. [unclear]*

\_\_\_\_\_  
President  
*Judith T. Dineen*  
\_\_\_\_\_  
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 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 6th day of April 1977.

*Paul M. G. [unclear]* (SEAL)  
Notary Public for South Carolina.  
My Commission expires 11/4/80

*Judith T. Dineen*

RECORDED this \_\_\_\_\_ day of \_\_\_\_\_ 19\_\_\_\_, at \_\_\_\_\_, M., No. \_\_\_\_\_

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