

1504 Winding Way  
Taylors, S.C.  
29687

1052-344

TITLE TO REAL ESTATE BY A CORPORATION

STATE OF SOUTH CAROLINA  
COUNTY OF Greenville

KNOW ALL MEN BY THESE PRESENTS, that John Crosland Company  
A Corporation chartered under the laws of the state of North Carolina and having a principal place of business at  
Taylors, State of South Carolina, in consideration of  
Thirty-six Thousand Nine Hundred Fifty and No/100THS (\$36950.00) 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

Thomas R. Ross and Carolyn D. Ross, their heirs and assigns, forever:

All that certain piece, parcel or lot of land in the State of South Carolina, Greenville County, being shown and designated as lot 181 on a plat of Peppertree, Section III, recorded in the R. M. C. office for Greenville County in Plat Book 4X, page 4, and having, according to said plat, the following courses and distances, to-wit:

Beginning at an iron pin on Winding Way at the joint front corner of lots 181 and 182 and running thence along the common line of lot 182 S49-25W 162.3 feet to an iron pin; thence S51-45E 55 feet to an iron pin; thence along the common line with lot 180 N38-45E 160 feet to an iron pin on Winding Way; thence S54-44E 52.4 feet to a point; thence S45-10E 32.6 feet to the point of beginning.

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

- 276 - T27.1-1-187

This being a portion of the same property conveyed to the Grantor by deed of the Brent Corporation on July 25, 1973, and recorded in the R. M. C. office for Greenville County in Deed Book 979 page 763.

STATE TAX 874.00

GREENVILLE COUNTY  
40.70

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 29<sup>th</sup> day of June 1978 JOHN CROSLAND COMPANY (SEAL)  
SIGNED, sealed and delivered in the presence of:

*Anne H. Livingston*  
*Captal H. Birvanetti*

A Corporation  
By: *Jerry D. Estledge*  
President  
*A Heir-by-in-Fact*  
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 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 29<sup>th</sup> day of June 1978  
*Anne H. Livingston* (SEAL) *Captal H. Birvanetti*

Notary Public for South Carolina  
My commission expires: 5/1/85

RECORDED this 30 day of June 1978, at 4:58 P. M., No. 39590

T27.1 P 187.9

4328 RV-2