

Title to Real Estate by a Corporation—Prepared by Hays, Smith, Perry, Brant, Martin & Johnston, Attorneys at Law, Greenville, S. C.  
106 Chesire Road  
Mauldin, S. C. 29662

1095

State of South Carolina,

County of GREENVILLE

FILED  
GREENVILLE CO. S.

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KNOW ALL MEN BY THESE PRESENTS That TROLLINGWOOD REALTY COMPANY  
partnership formed  
~~incorporated~~ under the Laws of the State of South Carolina

and having its principal place of business at Greenville

in the State of South Carolina

for and in consideration of the

sum of Eight Thousand Five Hundred and No/100 (\$8,500.00)-----

dollars.

TV 7172

to it in hand duly paid at and before the sealing and delivery of these presents by the grantee(s) hereinafter named (the receipt whereof is hereby acknowledged) has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto Dennis A. Baker and Barbara Baker, their heirs and assigns, forever:

All that piece, parcel or lot of land situate, lying and being on the Northern side of Shadowmere Drive, in the County of Greenville, State of South Carolina, being known and designated as the greater portion of Lot No. 42 as shown on a plat entitled "Trollingwood, Section I, prepared by Enwright Associates, dated September 30, 1971, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book 4-R at page 13 and having, according to said plat, the following metes and bounds:

BEGINNING at an iron pin on the Northern side of Shadowmere Drive at the joint front corner of Lots Nos. 41 and 42 and running thence with the line of Lot No. 41 N. 16-11 W. 266.3 feet to an iron pin at the normal pool line of a lake known as Lake Trollingwood; thence with the normal pool line of said lake S. 72-47 E. 263.8 feet to an iron pin at the joint rear corner of Lots Nos. 42 and 43; thence with the line of Lot No. 43 S. 7-42 E. 110 feet to an iron pin; thence a new line through Lot No. 42 S. 81-40 W. 45 feet to an iron pin; thence continuing a new line through Lot No. 42 S. 7-42 E. 40 feet to an iron pin on the Northern side of Shadowmere Drive; thence with the Northern side of Shadowmere Drive S. 81-40 W. 155 feet to the point of beginning.

110 - 575.3 - 1 - 42.1  
OUT OF 575.3 - 1 - 42.1

This conveyance is subject to all restrictions, zoning ordinances, setback lines, roadways, easements and rights of way, if any, affecting the above described property, including restrictions applicable to Trollingwood, Section I, recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 906 at page 400.

This is a portion of the property conveyed to the Grantor herein by deed of R. B. Landers, et al., dated December 10, 1970, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 906 at page 390 on January 15, 1971.

DOCUMENTARY  
STAMP  
TAX  
17.00

GREENVILLE COUNTY  
RECORDS  
PB  
3511  
0935

575.3 - 1 - 42.1

1095

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