

Grantee's mailing address: 405 Sugar Creek Road, Greer, S. C. 29651

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

BOOK 1133 PAGE 363

RECORDED
SEP 15 3 06 PM '80
DONNIE S. TANKERSLEY

KNOW ALL MEN BY THESE PRESENTS, that Trendsetter Development Company, 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 One Dollar and 00/100-----

----- (\$1.00) ----- 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 Sugar Creek Villas Recreation Association, Inc., its successors and assigns forever:

ALL that certain piece, parcel or tract of land situate, lying and being in the State of South Carolina, County of Greenville, as is more fully shown on a survey entitled "Sugar Creek Villas", dated September 10, 1980, prepared by C. O. Riddle, R.L.S., and recorded in the R.M.C. Office for Greenville County in Plat Book 7X, at Page 40, and being identified as "Property of Sugar Creek Villas Recreation Association, Inc.", and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point on the southern side of Enoree Road (S. C. Road 23-312) at its intersection with Tananger Circle and running thence with the curvature of said intersection, the chord of which is S. 11-52-30 E. 41.43 feet to a point; thence with the western side of Tananger Circle, following its curvatures thereof, the chord of which is S. 16-35-59 W. 69.44 feet to a point; thence continuing with the western side of Tananger Circle, S. 1-24 W. 71.14 feet to a point at the corner of Lot 57; running thence with the lines of Lots 57 and 47, S. 88-36 E. 228.82 feet to a point; thence with the rear line of Lot 47, S. 1-24 W. 10.5 feet to a point on the northern side of Tananger Circle; thence with the northern side of Tananger Circle, N. 88-36 W. 166.51 feet to a point in the line of Lot No. 46; running thence with the lines of Lots Nos. 46 and 37, N. 1-24 E. 274.86 feet to a point on the southern side of Tananger Circle, at the front corner of Lot 37; running thence with the southern and eastern side of Tananger Circle, following the curvature thereof, N. 62-51 E. 120.26 feet to a point; thence N. 34-18 E. 12.52 feet; thence with the curvature of the intersection of Tananger Circle and Enoree Road (S. C. Road 23-312), N. 79-22 E. 42.48 feet to a point on the southern side of Enoree Road (S. C. Road 23-312); running thence with the southern side of said road, N. 55-33 W. 298.31 feet to the point of beginning.

(11) 195-534.7-1-2

ALSO: ALL that certain piece, parcel or tract of land situate, lying and being in the State of South Carolina, County of Greenville, as is more fully shown on a survey entitled "Sugar Creek Villas", dated September 10, 1980, prepared by C. O. Riddle, R.L.S., and recorded in the R.M.C. Office for Greenville County in Plat Book 7X,

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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 15th day of September 19 80

SIGNED, sealed and delivered in the presence of:

Alfred H. Grayson
Alfred D. Smith

TRENDSETTER DEVELOPMENT COMPANY, INC.
A Corporation
By: Paul C. Patton
President
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 15th day of September 19 80

Alfred H. Grayson (SEAL)
Notary Public for South Carolina.
MY COMMISSION EXPIRES: 10-15-89

Alfred D. Smith

RECORDED this _____ day of _____ 19 _____ at _____ M., No. _____

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