

TITLE TO REAL ESTATE BY A CORPORATION

Grantee's Address: 111 Pebble Creek Way
Taylors, South Carolina 29687

BOOK 1158 PAGE 161

FILED
STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
OCT 2 11 24 AM '81
DONNIE HANKERSLEY
M.C.

KNOW ALL MEN BY THESE PRESENTS, that **SMITH & STEELE BUILDERS, INC.**
A Corporation chartered under the laws of the state of **South Carolina** and having a principal place of business at
Greenville, South Carolina, in consideration of **TWELVE THOUSAND FIVE HUNDRED (\$12,500.00) and no/100** Dollars,
AND ASSUMPTION OF MORTGAGE INDEBTEDNESS SET FORTH BELOW:
the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto
BEVERLY E. ZIGAHN, her heirs and assigns forever:

ALL that piece, parcel or lot of land, together with all buildings and improvements thereon, situate, lying and being in the State of South Carolina, County of Greenville, being shown and designated as Lot No. 19 on a Plat of PEBBLE CREEK, PHASE IV, SECTION II, prepared by Louden C. Hoffman Associates, and recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 7C, Page 47, reference to which is hereby craved for the metes and bounds thereof,

12 (279) 526.3-1-19

The above described property is the same property conveyed to the Grantor herein by deed of Pebblepart, Ltd., a South Carolina Limited Partnership, dated May 8, 1981, and recorded in the RMC Office for Greenville County, South Carolina, on May 11, 1981, in Deed Book 1147, Page 766.

As a part of the consideration for this deed, the Grantee herein assumes and agrees to pay in full the indebtedness due on a note and mortgage given by Smith & Steele Builders, Inc., to First Federal Savings and Loan Association dated May 8, 1981, and recorded in the RMC Office for Greenville County, South Carolina, on May 11, 1981, in Mortgage Book 1540, Page 766, which has a principal balance due in the amount of \$87,500.00

This conveyance is subject to any zoning ordinances, restrictions, setback lines or easements that may appear of record, on the recorded plat or on the premises.

STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY TAX
OCT 2 '81
STAMP TAX
25 00
PB 11215

GREENVILLE COUNTY
0 9 3 9 2 6
SOUTH CAROLINA COUNTY DOCUMENTARY TAX
OCT 2 '81
PB 10911
13.75

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 **30th** day of **September** 19**81**.

SIGNED, sealed and delivered in the presence of:

Jerry L. Taylor
Jerry L. Taylor
Barbara A. Bolt
Barbara A. Bolt

SMITH & STEELE BUILDERS, INC. (SEAL)
A Corporation
By: *Ted D. Smith*
President **Ted D. Smith**
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 **30th** day of **September** 19**81**
Barbara A. Bolt (SEAL)
Notary Public for South Carolina **Jerry L. Taylor** **Barbara A. Bolt**
My commission expires: **4-21-90**

RECORDED this **OCT 2 1981** day of **11:24 A.** at **8375** M. No.

0161

4328 RV-23