

TITLE TO REAL ESTATE

Loan #10243

THIS DEED made this 30th day of August, 1940, between First Morse Realty Corporation, a corporation duly organized and existing under and by virtue of the laws of the State of New York, having an office and place of business at 57 William Street, City, County and State of New York, party of the first part, and W. E. Hunt of Greenville, South Carolina, party of the second part;

W I T N E S S E T H:

That, for and in consideration of the sum of Ten (\$10.00) Dollars and of other valuable considerations paid by the party of the second part to the party of the first part, the receipt whereof is hereby acknowledged, the said party of the first part doth hereby give, grant, bargain, sell and convey unto the said party of the second part, his heirs and assigns, the following described property situated in the City of Greenville, County of Greenville, State of South Carolina, to-wit:

All that certain piece, parcel or lot of land situate, lying and being on the South side of Mulberry Street in the City of Greenville and having, according to a survey made April, 1928, by Dalton & Neves, Engineers, the following metes and bounds, to-wit:-

Beginning at an iron pin on the South side of Mulberry Street, which iron pin is 150 feet West of the intersection of the South side of Mulberry Street, with the West side of Buncombe Street, and running thence with the South side of Mulberry Street, South 57-15 West 60 feet to an iron pin; thence South 33-15 East 106 feet to an iron pin, thence North 57-15 East 60 feet to an iron pin; thence North 33-15 West 106 feet to an iron pin on the South side of Mulberry Street, which is the point of the beginning.

To Have and to Hold the granted premises, with all the rights, easements and appurtenances thereto belonging to the said party of the second part, his heirs and assigns, forever.

This property is conveyed subject to any state of facts which an accurate survey would disclose; to covenants, conditions, restrictions, exceptions, easements and reservations of whatsoever nature of record, if any; to the Zoning Laws and other restrictions, regulations, ordinances or statutes of municipal or other governmental authorities; and further subject to leases and tenancies, if any, obtaining against said premises.

The said party of the first part does hereby bind itself, its successors and assigns, to warrant and forever defend all and singular the said premises unto the said party of the second part, his heirs and assigns against it, its successors and assigns, and against every person whomsoever claiming the same or any part thereof.

In Witness whereof, the said First Morse Realty Corporation has caused these presents to be signed in its name by its duly authorized officer and its corporate seal to be to be hereunto affixed and duly attested by its duly authorized officer the day and year first herein written.

Signed, sealed and delivered
in the presence of:

M. P. Janiero
Frank L. Barnard



FIRST MORSE REALTY CORPORATION

BY: M. A. GODOLA,
Vice-President.

Attest:

C. M. Walsh
Assistant Secretary.

State of New York,
County of New York. ss

Personally appeared before me Frank L. Barnard who being duly sworn, says that he saw First Morse Realty Corporation by M. A. Godola, its Vice-President and C. M. Walsh, its Assistant Secretary, sign, and affix the corporate seal, and as the act and deed of First Morse Realty Corporation, deliver the foregoing deed and that he with M. P. Janiero witnessed the execution thereof.

Sworn to before me this 30th day of August, 1940.

Walter Everett Stephenson

Frank L. Barnard.

Notary Public.

Walter Everett Stephenson

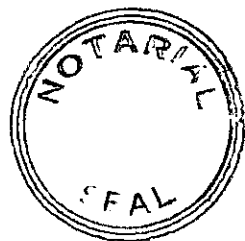
Notary Public, Kings County

Kings Co. Clk. No. 279, Reg. No. 2298

Certificates filed in New York County

Clerk's No. 612 Reg. No. 2-S-786

Commission expires March 30, 1942.



S. C. Stamps \$8.00

U. S. Stamps \$4.40

For True Consideration See Affidavit

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Recorded September 5th, 1940 at 3:30 P. M. #12606 BY: E.G.