

The State of South Carolina,

COUNTY OF GREENVILLE

BOOK 545 PAGE 31

FILED
GREENVILLE COUNTY

FEB 9 12 02 PM 1938

J. LIE FARRINGTON
R.M.O.

KNOW ALL MEN BY THESE PRESENTS, That

Brown, Inc.

a corporation chartered 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 Fourteen Hundred and no/100 (1400.00) Dollars,

to it in hand duly paid at and before the sealing and delivery of these presents by the grantee

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

M. L. Madden, his heirs and assigns forever

All that piece, parcel or lot of land in Greenville County, S. C., on the eastern side of Templewood Drive, known as lot no. 55 under Section I, Oak-Crest as shown by plat thereof made by C. C. Jones, Engineer, and recorded in the Greenville County R. M. C. Office in Plat Book "A" pages 110 and 111, and having, according to said plat, the following metes and bounds:

BEGINNING at a pin on the eastern side of Templewood Drive at the joint front corner of lots 54 and 55, and running thence with the eastern side of Templewood Drive S. 14-43 E. 80 feet to a pin at the corner of lot 56; thence with the line of lot 56, N. 75-17 E. 112.6 feet to a pin at the rear corner of lot 57; thence with the line of lot 57 N. 15-42 E. 94.6 feet to a pin in the rear line of lot 53; thence with the rear line of lot 53 S. 75-17 W. 44.3 feet to a pin at the rear corner of lot 54; thence with the line of lot 54, S. 75-17 W. 113.6 feet to the beginning corner.

This lot is subject to the restrictions imposed on Section I of Oak-Crest, which restrictions are recorded in the Greenville County R. M. C. Office in Vol. 517, at page 28, in Vol. 525, at page 335 and in Vol. 527, at page 473. This is a portion of the property conveyed to Brown, Inc. by George F. Townes, as trustee, by deed recorded in Vol. 517, at page 25. The consents of Charles K. Townes and Henry K. Townes, Jr. are recorded in said R. M. C. Office in Vol. 517, at page 190 and in Vol. 517, at page 33.

The President of the grantor corporation is authorized by the by-laws to convey the real property of the corporation without the necessity of any other corporate officer joining in such conveyances.

241-1-175