

KNOW ALL MEN BY THESE PRESENTS, that Mauldin Construction Co.
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 -----
--Nineteen Thousand and No/100 (\$19,000.00)----- 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

LEONARD G. DURANT and NORMA M. DURANT, their heirs and assigns, forever:

ALL that lot of land situate on the North side of Dera Street, near
the city of Greenville, in Greenville County, South Carolina, being shown
as lot No. 48 on plat of Pleasantburg Forest, made by Dalton & Neves,
Engineers, August 1956, revised January 1961, recorded in the R. M. C.
Office for Greenville County, S. C. in Plat Book GG, page 162, and
having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the North side of Dera Street at joint front
corner of lots no. 47 and 48 and runs thence with the line of lot no.
47 N. 13-08 W. 231.5 feet to an iron pin; thence N. 54-56 E. 50 feet to
an iron pin; thence S. 87-07 E. 30 feet to an iron pin; thence with
the line of lot no. 49 S. 16-18 E. 219 feet to an iron pin on the North
side of Dera Street; thence with the curve of Dera Street (the chord
being S. 61-56 W. 90 feet) to the beginning corner.

It is hereby agreed that the restrictions heretofore imposed on lots 1
through 35 inclusive of Pleasantburg Forest, recorded in the R. M. C.
Office for Greenville County, S. C. in Deed Book 473, at page 427, are
hereby imposed on the within described lot and said lot is subject to
the drainage easement shown on recorded plat.

This is the same property conveyed to the Grantor by deed of Pleasantburg
Development Co. dated October 31, 1961 recorded in the R. M. C. Office
for Greenville County, South Carolina deed book 687, page 459.



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 18th day of July 1962.

SIGNED, sealed and delivered in the presence of:

Mauldin Construction Co. (SEAL)

A Corporation

By:

Charlotte Lucas
William C. Ruby, Jr.

J. A. Mauldin
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 Cor-
poration, 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 18th day of July 1962.

William C. Ruby, Jr. (SEAL)
Notary Public for South Carolina.

Charlotte Lucas

RECORDED this 23rd day of July 1962 at 1:27 P. M., No. 2397

519-279-2-96