

Title to Real Estate by a Corporation - Prepared by Hinson, ~~Frazier~~ & Hamer, Attorneys, Greenville, S. C.

STATE OF SOUTH CAROLINA,

County of Greenville

KNOW ALL MEN BY THESE PRESENTS That a corporation chartered under the laws of the State of and having its principal place of business at in the State of South Carolina

LAKE FOREST, INC. South Carolina Greenville

FILED GREENVILLE CO. S.C. FEB 8 11 04 AM 1963 OLLIE FARMER WORTH R.M.C.

sum of Four Thousand Four Hundred Thirty-Six and 89/100 (\$4,436.89) dollars,

to it in hand duly paid at and before the sealing and delivery of these presents by the grantee(s) 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 Robert D. Ritchie and Elizabeth W. Ritchie, their heirs and assigns,

All that piece, parcel or lot of land, situate, lying and being near the City of Greenville, in the County of Greenville, State of South Carolina, being known and designated as Lot 127, Section III, Lake Forest, as per plat thereof, recorded in the RMC Office for Greenville County, South Carolina, in Plat Book GG, page 77, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point at the joint corner of Lots 126 and 127 where the joint line of the said lots intersects the high water line of Lake Fairfield; and running thence S. 17-17 E. 104.9 feet to a point on the southerly side of Hermitage Road; thence S. 7-34 E. 295.6 feet to an iron pin; thence N. 69-09 E. 130 feet to an iron pin; thence N. 14-47 W. 103.9 feet to a point; thence N. 5-30 W. 33.6 feet to an iron pin; thence N. 69-09 E. 139.3 feet to a point in a branch; thence with the branch as the line N. 24-26 W. 203.3 feet to a point on the northerly side of Hermitage Road; thence N. 32-39 W. 37.4 feet to a point, joint corner Lots 127 and 161 where the line of said lot intersects the high water line of Lake Fairfield; thence along the high water line of Lake Fairfield, the traverse line being N. 77-09 E. 186.7 feet to the point of beginning; with the exception of 50 feet across the northerly end of said lot No. 127 which has been conveyed to the County of Greenville for road purposes and is designated as Hermitage Road.

The above described property is conveyed subject to certain recorded and existing building restrictions, easements and rights-of-way.



Together with all and singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging or in anywise incident or appertaining.

To have and to hold all and singular the premises before mentioned unto the grantee(s) hereinabove named, and successors, heirs and assigns forever.

And the said granting corporation does hereby bind itself and its successors to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and their successors, heirs and assigns, against itself and its successors, and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

In witness whereof the said granting corporation has caused its corporate seal to be hereunto affixed and these presents to be subscribed by its duly authorized officers, S. W. Creech, President and Les E. Dellinger, Secretary on this the 8th day of February in the year of our Lord one thousand, nine hundred and sixty-three.

Signed, sealed and delivered in the presence of:

Marjorie A. Hill Edward Ryan Hamer

LAKE FOREST, INC. By S.W. Creech President and Les E. Dellinger Secretary

STATE OF SOUTH CAROLINA,

County of Greenville

PERSONALLY appeared before me Marjorie A. Hill and made oath that she saw S. W. Creech as President and Les E. Dellinger as Secretary of Lake Forest, Inc. a corporation chartered under the laws of the state of South Carolina sign, seal with its corporate seal and as the act and deed of said corporation deliver the within written deed, and that he, with Edward Ryan Hamer, witnessed the execution thereof.

SWORN to before me this 7th day of February A. D., 19 63

Edward Ryan Hamer Notary Public for South Carolina

Marjorie A. Hill

Recorded February 8th, 1963 at 11:04 A.M. #20071

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