

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

FILED  
GREENVILLE CO. S. C.

BOOK 846 PAGE 407

JUN 14 11 57 AM 1968

County Stamp Paid \$13.75  
See Act No. 330 Section 1

KNOW ALL MEN BY THESE PRESENTS, that Hudson Studios, Inc.,  
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 Twelve Thousand One Hundred  
Twenty and 30/100 (\$12,120.30) Dollars,  
and assumption of mortgage indebtedness listed 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 Southeastern Properties, Inc., its successors and assigns, forever:

ALL that piece, parcel or lot of land in Greenville Township, Greenville County,  
State of South Carolina, situate, lying and being on the northeast side of Old  
Buncombe Road and being known and designated as the major portion of Lot No.  
1 on plat of property of Royal Heights, prepared by Dalton & Neves, dated  
April, 1948, and recorded in the Office of the R. M. C. for Greenville County  
in Plat Book W, at Page 25, and having according to a more recent plat of the  
Property of Hudson Studios, Inc., prepared by C. C. Jones, Engineers, the  
following metes and bounds, to wit:

BEGINNING at an iron pin on the northeastern side of Old Buncombe Road at the  
corner of Lot No. 2, thence North 35-34 East 519.4 feet to an iron pin; thence  
North 5-38 West 246 feet to an iron pin; thence South 59-18 West 747.5 feet to  
an iron pin; thence South 63-53 West 144.7 feet to an iron pin; thence South 26-  
07 West 100 feet to an iron pin; thence South 63-53 East 309.6 feet to an iron  
pin, the point of Beginning.

This conveyance is made subject to any restrictions or easements that may  
appear of record, on the recorded plat(s) or on the premises.

As part of the consideration herein, grantee assumes and agrees to pay that  
certain note and mortgage in favor of Associates Investment Co., Inc., which  
mortgage is recorded in the R. M. C. Office for Greenville County, S. C., in  
Mortgage Volume 1052, Page 357, and the balance due on said mortgage is  
\$32,879.70.



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 13th day of June, 1968.

SIGNED, sealed and delivered in the presence of:

*Mary A. Drake*  
*Fred W. M. O'Neil*

HUDSON STUDIOS, INC. (SEAL)  
A Corporation  
By: *J. C. Hudson, Jr.*  
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 13th day of June, 1968.  
*Fred W. M. O'Neil* (SEAL)  
Notary Public for South Carolina.

*Mary A. Drake*

My commission expires: January 1, 1971.

RECORDED this 14 day of June 1968 at 11:57 A.M., No. 32295

230-150-1-1