

GREENVILLE CO. S. C.

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STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

Dec 8 11 14 AM '70
OLLIE FARNSWORTH
R. M. C.

KNOW ALL MEN BY THESE PRESENTS, that **POINSETT REALTY COMPANY**
A Corporation chartered under the laws of the State of South Carolina and having a principal place of business at
Simpsonville State of South Carolina, in consideration of -----
-----Three Thousand Seven Hundred Fifty and no/100 (\$3,750.00) -----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

BUILDERS & DEVELOPERS, INC., their successors and assigns forever:

All that certain piece, parcel or lot of land being known and designated as
Lot No. 147, Section III, of Subdivision known as POINSETTIA, said Subdivision
being situated within the corporate limits of the Town of Simpsonville, plat
of said Subdivision being recorded in the RMC Office for Greenville County
in Plat Book PPP at page 141.

A more particular description of said above numbered lot may be had by
reference to said plat.

The above numbered lot was conveyed to the granting corporation by two deeds
one recorded in the RMC Office for Greenville County in Deed Volume 769 at
page 387, and one recorded in the RMC Office for Greenville County in Deed
Volume 769 at page 367.

This conveyance is made subject to the restrictive and protective covenants
affecting Section III of Subdivision known as POINSETTIA, said restrictive
and protective covenants being recorded in the RMC Office for Greenville
County in Deed Volume 858 at page 541.

This conveyance is made subject to any restrictive covenants, building set-
back lines, rights-of-way and easements which may affect the above described
property.



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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 7th day of December 1970.

SIGNED, sealed and delivered in the presence of:

Ames J. Aluvone
EP Riley

POINSETT REALTY COMPANY (SEAL)
A Corporation
By: *Carl J. Wendrick*
President & Secretary
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 7th day of December 1970.

Ames J. Aluvone (SEAL)
Notary Public for South Carolina.

EP Riley

My Commission expires: 10/15/79
RECORDED this 8th day of December 1970, at 11:14 A. M., No. #13531