

FILED

HORTON, DRAWDY, DILLARD, MARCHBANKS, CHAMBERLAIN, CO. S. C. 29603, PETTIGRU STREET, GREENVILLE, S. C. 29603

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

FEB 4 9 43 AM '71
OLLIE FARNSWORTH
R. M. C.

Greenville County
Stamps
Paid \$ 2.75
Act No. 380 Sec. 1

KNOW ALL MEN BY THESE PRESENTS, that A & J ENTERPRISES, 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 Two Thousand Five Hundred and No/100----- and assumption of mortgage indebtedness set forth below 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 WESLEY V. HARRISON, His Heirs and Assigns, Forever:

ALL that piece, parcel or lot of land with improvements thereon, situate, lying and being on the Western side of Ninth Avenue (Street) (now known as Florida Avenue Extension) in Greenville County, South Carolina, being shown and designated as Lots Nos. 20 and 21 on a Plat of Block C of Judson Mills No. 2, made by Dalton & Neves, Engineers, dated March, 1939, and recorded in the RMC Office for Greenville County, S. C., in Plat Book K, pages 1 & 2, and having, according to said plat the following metes and bounds, to wit:

BEGINNING at an iron pin on the Western side of Ninth Avenue (Street) at the joint front corners of Lots Nos. 19 and 20, Block C, and running thence along the common line of said lots, S. 80-46 W., 225 feet to an iron pin; thence N. 9-16 W. 120 feet to an iron pin at the corner of Lot No. 22; thence along the common lines of Lots Nos. 21 and 22, N. 80-46 E. 225.2 feet to an iron pin on Ninth Avenue (Street); thence along the Western side of said Street, S. 9-14 E. 120 feet to an iron pin, the beginning corner.

The above property is the same conveyed to the Grantor by deed of Thomas L. Townsend recorded in Deed Book 902, Page 435, and is hereby conveyed subject to rights of way, easements, conditions, public roads and restrictive covenants reserved on plats and other instruments of public record and actually existing on the ground affecting said property.

Also, all the right, title and interest of the Grantor in and to a 10-ft. easement for sewer line purposes conveyed to Grantor by deed of T. J. Rhymer, dated February 2, 1971, covering Lot No. 4 on the Northern side of Looper Street (formerly known as Tenth Avenue) in Judson Mills Section No. 2, Greenville County, S. C. which easement is for the benefit of the above described property.

As a part of the consideration for this deed the Grantee assumes and agrees to pay in full the indebtedness due on a note and mortgage given by the Grantor herein to Security Federal Savings & Loan Association dated November 11, 1970, recorded in Mortgage Book 1172, Page 273, in the original amount of \$4,500.00 on which there is a present balance due of \$4,451.09.

The Grantee agrees to pay Greenville County property taxes for the tax year 1971 and subsequent years.

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 of 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 3rd day of February 1971

SIGNED, sealed and delivered in the presence of:

A & J ENTERPRISES, INC. (SEAL)

A Corporation

By:

President

Secretary

Nancy C. Hunter
Nancy C. Hunter
John M. Dillard
John M. Dillard

Jimmie J. Lindsey
Jimmie J. Lindsey
A. J. Prince
A. J. Prince



STATE OF SOUTH CAROLINA
COUNTY OF Greenville

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named Corporation, 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 3rd day of February 1971

John M. Dillard (SEAL)
Notary Public for South Carolina, John M. Dillard
My Commission expires: 9-15-79

Nancy C. Hunter
Nancy C. Hunter

RECORDED this 4th day of February 1971, at 9:43 A. M., No. #18064

-235-116-15-4,5