

TITLE TO REAL ESTATE BY A CORPORATION - Mamm, Foster, Ashmore & Brissey, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

OLLIE FARNSWORTH
R. M. C.

KNOW ALL MEN BY THESE PRESENTS, that PRESTIGE HOMES, 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 Forty-Four Hundred and No/100---

----- (4,400.00) ----- Dollars, And assumption of Mortgage as referred to 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 Robert L. O'Rear and Judy H. O'Rear, their heirs and assigns, forever, All that certain piece, parcel, or lot of land, situate, lying and being in the State of South Carolina, County of Greenville, Town of Mauldin, on the northwestern side of Montclair Road and being known and designated as Lot No. 141 on plat of Section III, Montclair, recorded in the R.M.C. Office for Greenville County in Plat Book WWW, Page 57, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwestern side of Montclair Road, joint front corner of Lots 141 and 142 and running thence with the common line of said Lots, N.60-42 W. 177.7 feet to an iron pin; thence N.41-18 E. 128 feet to an iron pin; thence along line of undesignated property, S.48-46 E. 159.8 feet to an iron pin on the northwestern side of Montclair Road; thence along said Montclair Road, S.32-40 W. 92.5 feet to an iron pin, the point of beginning.

The grantees assume and agree to pay that certain mortgage to First Federal Savings & Loan Association in the amount of \$17,600.00 given by PRESTIGE HOMES, INC.

This property is subject to restrictions, rights-of-way and easements appearing on the property and recorded in the R.M.C. Office for Greenville County in Book 877 at Page 459.

This is a portion of that property conveyed to the above grantor by Deed recorded in the R.M.C. Office for Greenville County in Deed Book 859 at Page 583.



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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 against the grantor and its successors and against every person whatsoever 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 29th day of January 1971.

SIGNED, sealed and delivered in the presence of:

Thomas O'Drury
Lynne L. Wilson

A Corporation PRESTIGE HOMES, INC. (SEAL)
By: [Signature]
President
Secretary

STATE OF SOUTH CAROLINA } PROBATE
COUNTY OF GREENVILLE }

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 29th day of January 1971.
Thomas O'Drury (SEAL)
Notary Public for South Carolina.

Lynne L. Wilson

RECORDED this 8th day of February 1971, at 2:26 P. M., No. #18350

799-230-1-53