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TITLE TO REAL ESTATE BY A CORPORATION - SHAW BUILDERS, INC. Attorney, Ashmore & Brisse, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

CLEVELAND TOWNSHIP
R. M. C.

KNOW ALL MEN BY THESE PRESENTS, that Jack E. Shaw Builders, 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 Three Hundred Ninety and 24/100----- Dollars, and assumption of mortgage set out 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 Dalmus Richmond, his heirs and assigns, forever;

All that certain piece, parcel or tract of land in the State of South Carolina, County of Greenville, in Cleveland Township, more fully described as follows:

Beginning at point on County road, the northwest corner of the tract herein conveyed, and running thence with the County road S. 19 W. 216 feet to point at intersection of County road with Geer Highway (U. S. Highway 276); running thence with the highway S. 28 E. 103 feet, more or less; thence leaving the highway and running along line of lands of John Laws as follows: N. 62 E. 60 feet, more or less; S. 28-50 E. 50 feet, more or less, to point on County road (Hart Cut Road); thence with said road N. 5 E. 191 feet, more or less; thence continuing with said road due North 77 feet; running thence N. 58 W. 67 feet; thence S. 80 W. 29 feet to the beginning corner; being a portion of the property conveyed to John Laws by P. D. Jarrard by deed dated February 14, 1946, recorded in Volume 287, at Page 361 in the office of the RMC for Greenville County, South Carolina.

As a part of the consideration herein, the grantee assumes and agrees to pay that certain mortgage in favor of Home Building and Loan Association of Easley, South Carolina, recorded in the RMC Office for Greenville County in Mortgage Book 912, at Page 76, and having a present principal balance due thereon of \$6593.99.



County
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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 12th day of February 19 71.

SIGNED, sealed and delivered in the presence of:

Paul J. Jost
Frances R. Leithe

JACK E. SHAW BUILDERS, INC. (SEAL)
A Corporation
By: *[Signature]*
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 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 12th day of February 19 71.

Paul J. Jost (SEAL)
Notary Public for South Carolina.
My commission expires 4/7/79

Frances R. Leithe

RECORDED this 19th day of February 1971, at 9:54 A. M., No. #19247

399-514.5-1-17.1