

TITLE TO REAL ESTATE BY A CORPORATION **GREENVILLE, S. C.** **Greenville, S. C.** **Leatherwood, Walker, Todd & Mann, Attorneys at Law, Greenville, S. C.**

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

**FILED**  
**GREENVILLE, S. C.**  
**FEB 23 12 35 PM '71**  
**OLLIE FARNSWORTH**  
**R. M. C.**

**VOL 909 PAGE 207**

KNOW ALL MEN BY THESE PRESENTS, that **Spann 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  
**Twenty-Three Thousand Nine Hundred Fifty and No/100 (\$23,950.00)** ----- 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 **Ronald P. Gibson and Lititia E. Gibson, their heirs and assigns forever:**

ALL that certain piece, parcel or lot of land situate, lying and being at the intersection of  
**Duncan Chapel and Perry Roads** in the State and City aforesaid, being known and designated as  
a portion of Lot 10 on plat of property of **P. L. Bruce**, dated February, 1956, prepared by  
**Dalton & Neves**, recorded in the Office of the R.M.C. for Greenville County in Plat Book EE,  
at page 22, and having the following metes and bounds, to-wit:

BEGINNING at a point on the northeasterly side of Perry Road, joint corner of Lots 9 and 10,  
and running thence along the common boundary of Lots 9 and 10 N. 39-51 W. 82.8 feet, more or  
less, to a point along the line of property heretofore conveyed by **P. L. Bruce** to **Loyd L. Brock**  
by deed dated May 23, 1963, and recorded in the Office of the R.M.C. for Greenville County in  
Deed Book 725, at page 214, and running thence along the common boundary of the property described  
herein and the property now or formerly of **Brock**, S. 50-57 W. 160 feet to a point on the north-  
easterly side of **Duncan Chapel Road**; thence running along **Duncan Chapel Road** S. 39-03 E. 77.2  
feet to a point; thence along an arc the cord of which is S. 88-40 E. 32.5 feet to a point on  
the northwesterly side of **Perry Road** N. 41-42 E. 126.4 feet to the point of beginning.

This conveyance is subject to all restrictions, rights of way, easements and setback lines of  
record, and those apparent from an inspection of subject property.

The above-described property is the same property conveyed to the Grantor herein by deed of  
**P. L. Bruce, Jr. and Thomas S. Bruce**; said deed being dated October 18, 1969, and recorded  
in the Office of the R.M.C. for Greenville County in Deed Book 878, at page 123.



Greenville, S. C.  
Stamps  
\$ 26.40  
No. 330 S. C.

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  
whosoever 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 **17** day of **February** 19 **71**.  
SIGNED, sealed and delivered in the presence of:

**SPANN BUILDERS, INC.** (SEAL)  
A Corporation  
By: Henry M. Spann  
President  
Secretary

Walter J. Kave  
Julius M. Nalson

STATE OF ~~SOUTH CAROLINA~~ **CALIFORNIA** } **PROBATE**  
COUNTY OF

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 **17<sup>th</sup>** day of **February** 19 **71**.

Walter J. Kave (SEAL)  
Notary Public for ~~South Carolina~~ **California**

My commission expires: March 25, 1974  
RECORDED this **23rd** day of **February** 19 **71** at **12:35 P.M.**  
#19547

Walter J. Kave  
**GLADYS L. YOUNG**  
Notary Public  
My Commission Expires March 25, 1974

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298-435