

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE, CO. S. C.
MAY 23 4 02 PM '71
OLLIE FARNSWORTH
R. M. C.

VOL 915 PAGE 585

KNOW ALL MEN BY THESE PRESENTS, that M. G. Proffitt, 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
Nine Thousand, Two Hundred and No/100-----(\$ 9,200.00)--- Dollars,
and the 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 Bryant I. Miller, his heirs and assigns forever:

All that certain piece, parcel, or lot of land, with all improvements thereon, situate,
lying and being in the State of South Carolina, County of Greenville, being known and designated
as Lot 54 on a plat entitled Kingsgate by Piedmont Engineers and Architects, recorded in the
R. M. C. Office for Greenville County in Plat Book WWW, at Pages 44 and 45, and having,
according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of Donington Drive, joint front corner
of Lots Nos. 54 and 55, and running thence with the joint line of said lots, N. 77-35 E. 159.1
feet to an iron pin at the joint rear corner of Lots Nos. 54 and 55; thence with the rear line of
Lot No. 54, N. 12-11 W. 94.1 feet to an iron pin; thence N. 74-43 E. 32.6 feet to an iron pin;
running thence N. 14-51 W. 37 feet to an iron pin at the joint rear corner of Lots Nos. 53 and 54;
running thence with the joint line of said lots, S. 75-15 W. 190.2 feet to an iron pin on the eastern
side of Donington Drive, joint front corner of Lots Nos. 53 and 54; thence with the eastern side of
Donington Drive, S. 12-30 E. 125 feet to the point beginning; being the same conveyed to the
grantor corporation by Piedmont Land Co., Inc. by deed dated October 20, 1969 and recorded in
the R. M. C. Office for Greenville County.

This conveyance is made subject to any restrictions, reservations, zoning ordinances
or easements that may appear of record, on the recorded plat (s), or on the premises.

The grantee herein expressly assumes and agrees to pay the balance due on a
certain note and mortgage executed on May 17, 1971 in the original sum of \$ 36,800.00 by the
grantor in favor of First Federal Savings and Loan Association of Greenville, recorded in the
R. M. C. Office for Greenville County in Mortgage Book 1191, at Page 417, on
which there is a balance due of \$ 36,800.00 as of this date.



10.45

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 17th day of May 19 71

SIGNED, sealed and delivered in the presence of:

M. G. PROFFITT, INC. (SEAL)
A Corporation
By: M. Graham Proffitt
President
Secretary

Patricia H. Gray
Carolyn A. Goff

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 17th day of May 19 71

Patricia H. Gray (SEAL)
Notary Public for South Carolina.

Carolyn A. Goff

My Commission Expires: Nov. 19, 1971
RECORDED this 20th day of May 1971, at 4:02 P. M., No. #27762

271-5415-1-253