

FILED
GREENVILLE CO. S.C.
JUN 17 1971
OLLIE FARNSWORTH
R.M.C.

Title to Real Estate by a Corporation - Prepared by ~~Edward R. Hamer~~ & Hamer, Attorneys, Greenville, S. C.

STATE OF SOUTH CAROLINA,

County of Greenville

KNOW ALL MEN BY THESE PRESENTS That L W & R Enterprises

a corporation chartered under the laws of the State of South Carolina

and having its principal place of business at Greenville

in the State of South Carolina

for and in consideration of the

sum of Ten and No/100 -----
----- dollars,

to it in hand duly paid at and before the sealing and delivery of these presents by the grantee(s) hereinafter named, (the receipt whereof is hereby acknowledged), has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto

Kenneth T. Black and Julius B. Watson, their heirs and assigns,

All that piece, parcel or tract of land with the buildings and improvements thereon, situate, lying and being on the Northern side of the P&N Railroad and the western side of Badger Street, near the City of Greenville, County of Greenville, State of South Carolina, being a portion of the property shown on plat of Property of J. P. Stevens & Co., Inc., which plat is recorded in the RMC Office for Greenville County, S.C. in Plat Book LL, at page 121, and also shown on a plat prepared by R. K. Campbell, Engineer, January, 1962, as the property of W. A. and A. E. Vaughn, and having, according to the latter plat the following metes and bounds, to-wit:

BEGINNING at an iron pin at the joint corner of the P & N Railroad Tract right-of-way and Badger Street, and running thence with the said right-of-way N. 86-43 W. 90 feet; thence continuing with the said right-of-way N. 82-38 W. 150.9 feet to a point on the line of the right-of-way of the Southern Railroad; thence with the said Railroad right-of-way N. 44-10 E. 252 feet to an iron pin in the rear lot line of Lot No. 13 of a subdivision known as Valley Dale; running thence with the line of said Lot S. 60-19 E. 78 feet to an iron pin; thence S. 1-19 W. 166.7 feet to an iron pin, the point of beginning.

Together with all and singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging or in anywise incident or appertaining.

To have and to hold all and singular the premises before mentioned unto the grantee(s) hereinabove named, and their ~~successors~~ heirs and assigns forever.

And the said granting corporation does hereby bind itself and its successors to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and their ~~successors~~ heirs and assigns, against itself and its successors, and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

In witness whereof the said granting corporation has caused its corporate seal to be hereunto affixed and these presents to be subscribed by its duly authorized officers,

on this the 16th day of June in the year of our Lord one thousand, nine hundred and seventy-one.

Signed, sealed and delivered in the presence of:

Peggy McKinney
Edward R. Hamer

L W & R Enterprises (L.S.)

By *Kenneth T. Black, President*
and *Julius B. Watson, Secretary*

STATE OF SOUTH CAROLINA,

County of Greenville

PERSONALLY appeared before me Peggy McKinney and made oath that s.he saw Kenneth T. Black as President and Julius B. Watson as Secretary of L W & R Enterprises a corporation chartered under the laws of the state of South Carolina sign, seal with its corporate seal and as the act and deed of said corporation deliver the within written deed, and that he, with

Edward R. Hamer, witnessed the execution thereof.

SWORN to before me this 16th day of June A. D., 19 71

Edward R. Hamer (S.)
Notary Public for South Carolina.

Peggy McKinney

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