

STATE OF SOUTH CAROLINA

JAN 14 11 19 AM '72

COUNTY OF GREENVILLE

OLLIE FARNSWORTH
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that LARRY G. SHAW BUILDER, 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 FIVE-THOUSAND AND NO/100 (\$5,000.00) Dollars,

And assumption of mortgage as set forth herein 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 JOHN W. SIMMONS AND AMIE B. SIMMONS, THEIR HEIRS AND ASSIGNS FOREVER:

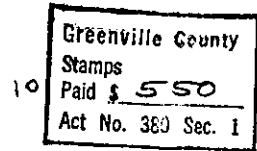
ALL that certain piece, parcel or lot of land situate, lying and being near the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot #54 on the southern side of Pampshire Drive, of a subdivision known as Homestead Acres, as shown on a plat prepared by J. Mac Richardson, Engineer, dated November 1959, and recorded in the R.M.C. Office for Greenville County in Plat Book 22 at Page 35, and having, according to said plat, the following notes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Pampshire Drive, the joint front corner of lots #54 and #55, and running thence along the joint line of said lots, S. 2-10 E. 156.1 feet to an iron pin; thence S. 75-43 W. 86.9 feet to an iron pin at the joint rear corner of lots #54 and #53; running thence N. 2-10 W. 174.4 feet to an iron pin on the southern side of Pampshire Drive; thence along the southern side of Pampshire Drive, N. 87-50 E. 85 feet to an iron pin, point of beginning.

This is the identical property conveyed to the grantor by deed of Harold D. Simmons and Grace I. Simmons August 27, 1971 and recorded in Deed Vol. 226 at Page 27.

The Grantee herein assumes and agrees to pay that certain note and mortgage heretofore executed unto Carolina Federal Savings & Loan Association, recorded in the R.M.C. Office for Greenville County in Mortgage Book at Page and has a present balance of \$14,296.72.

This conveyance is made subject to any restrictions or easement as may appear of records, on the recorded plats, or on the promises.



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 13th day of January 19 72

SIGNED, sealed and delivered in the presence of:

Francis X. Bagwell
[Signature]

LARRY G. SHAW BUILDER, 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 13th day of January 19 72

[Signature] (SEAL)
Notary Public for South Carolina. My Commission Expires 6-13-79

Francis X. Bagwell

RECORDED this 14th day of January 1972, at 11:19 A.M., No. 19718

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