

WILLIAM D. RICHARDSON, Attorney at Law, Greenville, S. C. 29603

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

1 FEB 1 12 01 PM '74
DONNIE S. TANKERSLEY
R.H.C.

KNOW ALL MEN BY THESE PRESENTS, that **FRANK ULMER LUMBER COMPANY, 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 **Forty-two Thousand Five Hundred Dollars**
and no/100-----(\$42,500.00)-----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 **Carlton A. Ranks and Cordelia S. Ranks**

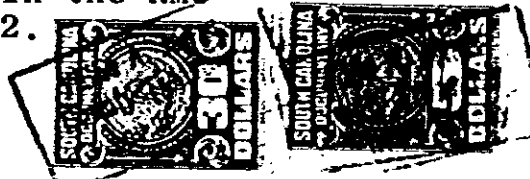
ALL that certain piece, parcel or lot of land with the buildings and
improvements thereon, lying and being on the southeasterly intersection
of Edwards Mill Road and E. Indian Trail, near the city of Greenville,
South Carolina, being known and designated as Lot No. 2 on plat of
Seven Oaks, as recorded in the RMC Office for Greenville County, South
Carolina, in Plat Book 4R, page 6; and having, according to said plat,
the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeasterly side of Edwards Mill
Road, said pin being the joint front corner of Lots Nos. 1 and 2; and
running thence with the easterly side of said road N. 9-58 W. 112.2
feet to an iron pin; thence N. 32-45 E. 36.7 feet to an iron pin on the
southerly side of E. Indian Trail; thence with the southerly side of
E. Indian Trail N. 75-29 E. 57.3 feet to an iron pin; thence continuing
with said E. Indian Trail N. 67-22 E. 100 feet to an iron pin, the joint
front corners of Lots Nos. 2 and 3; thence with the common lines of
said lots S. 8-23 E. 165.3 feet to an iron pin, the joint rear corner
of Lots Nos. 1 and 2; thence with the common line S. 80-02 W. 175 feet
to an iron pin, the point of beginning.

-276-72.1-1-2

THIS conveyance is subject to all restrictions, setback lines,
roadways, easements, and rights-of-way, if any, affecting the above
described property.

THIS property being conveyed to Grantor herein by deed of M & S
Builders, Inc., dated November 21, 1973, and recorded in the RMC
Office for Greenville County in Deed Book 988, page 582.



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 of 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 au-
thorized officers, this 1st day of February 1974

SIGNED, sealed and delivered in the presence of:

FRANK ULMER COMPANY, INC. (SEAL)

A Corporation

By:

Lanny W. Moore

Vice-President

James C. Holder

Secretary

Dana Borton
James S. Parnell



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 1st day of February 1974

James S. Parnell
Notary Public for South Carolina

(SEAL)

My commission expires May 13, 1980

Dana Borton

Greenville County
463

RECORDED this day of FEB 1 1974 19 at M., No. 19262

0227

4328-RV-2