

TITLE TO REAL ESTATE BY A CORPORATION

GREENVILLE 200 9 9

1975 FEB 11 1974

CHANTICLEER REAL ESTATE CO.

994 367

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that CHANTICLEER REAL ESTATE CO.

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 \$10.00 and other considerations 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 James G. Kohn, his heirs and assigns:

ALL that lot of land in Greenville County, South Carolina, known and designated as Lot Number One Hundred Eighty Four (184) as shown on a plat entitled Chanticleer, Section V., made by Webb Surveying and Mapping Company, dated July, 1970, and recorded in the R. M. C. Office for Greenville County in Plat Book "4F" at Page 41; and having, according to said plat, the following metes and bounds to-wit:

BEGINNING at an iron pin on the North side of Garden Trail, at the joint front corners of Lots 183 and 184, and running thence N. 43-20 W., 150 feet to an iron pin; thence N. 25-53 E., 141.9 feet to an iron pin on the Right-of-Way of a street now designated as Lowood Drive; thence continuing along the curve of the Right-of-Way of Lowood Drive, the chord of which is S. 62-29 E., 65 feet to an iron pin; thence continuing along the Right-of-Way of Lowood Drive S. 42-56 E., 115 feet to an iron pin; thence continuing along the curve of the Right-of-Way at the intersection of Garden Trail, the chord of which is S. 2-04 W., 35.2 feet to an iron pin; thence continuing along the Right-of-Way of Garden Trail S. 47-04 W., 128 feet to an iron pin, the point of beginning.

-157-W1.3-1-185

THIS property is subject to legal easements and easements shown on the said plat and to restrictive covenants recorded in the R. M. C. Office for Greenville County in VOL. 897, Page 521.

GRANTEE to pay 1974 County taxes.

For True Consideration See Affidavit
Book 39 Page 40

3900

Greenville County
Stamps
Fed \$ 2145
Act No. 380 Sec. 1



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 11th day of February, 1974. CHANTICLEER REAL ESTATE CO. (SEAL)
SIGNED, sealed and delivered in the presence of:

Sandra B. Pittman
Lou D. Elmore

A Corporation
By: R. E. Hughes
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 11th day of February, 1974.
Lou D. Elmore (SEAL)
Sandra B. Pittman

Notary Public for South Carolina.
My commission expires: 4-7-80

RECORDED this day of FEB 23 1974 at M., No. 21163

RECEIVED

4328 RV.2