

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that Joe E. Hawkins, Ltd.

A Corporation chartered under the laws of the State of South Carolina and having a principal place of business at Mauldin, State of South Carolina, in consideration of Thirty-Five Thousand Five Hundred and No/100----- (\$35,500.00)----- 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 Lloyd A. Pearson and Margaret Ann Pearson, their 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, in the Town of Mauldin being known and designated as Lot No. 144, Libby Lane, Hillsborough Subdivision, Section 3, as shown on a plat of Hillsborough, recorded in Plat Book 4N at Page 42, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point located on the eastern side of the right-of-way of Libby Lane, a joint corner of Lots 144 and 145, N. 72-10 E. 161 feet to a point in the center of the creek; thence along the center of the creek, which forms the eastern boundary of the property, to a point, the traverse of the boundary line formed by the creek being N. 35-01 W. 115.1 feet; thence S. 72-10 W. 127 feet to a point located on the right-of-way of Libby Lane; thence along said right-of-way S. 17-50 E. 110 feet to the point of beginning.

BEING a portion of the property conveyed to Rackley-Hawkins, Ltd., by deed dated April 29, 1967, recorded in the Office of the R.M.C. for Greenville County in Deed Book 867 at Page 45. For name change of Rackley-Hawkins, Ltd. to Joe E. Hawkins, Ltd. see Articles of Amendment recorded in Deed Book 930 at Page 357. For Certificate of Authority of Joe E. Hawkins to execute deeds on behalf of said corporation, see Deed Book 930 at Page 360.

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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 26th day of April 19 74.

SIGNED, sealed and delivered in the presence of

*Leslie P. Hungerford*  
*Suzanne B. Hughes*

Joe E. Hawkins, Ltd. (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 26th day of April 19 74

*Leslie P. Hungerford* (SEAL) *Suzanne B. Hughes*

Notary Public for South Carolina  
My commission expires: 7-19-53

RECORDED this \_\_\_\_\_ day of \_\_\_\_\_ 19 \_\_\_\_\_, at \_\_\_\_\_ M., No. 27137

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