

JUN 3 4 01 PM '74

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

DONNIE S. TANKERSLEY  
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that **GEORGE O'SHIELDS BUILDERS, 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 **EIGHT THOUSAND AND NO/100**

AND ASSUMPTION OF A MORTGAGE AS HEREINAFTER STATED

the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto **MICHAEL D. STROUD AND SHIRLEY C. STROUD, THEIR HEIRS & ASSIGNS FOREVER:**

ALL that certain piece, parcel or lot of land in the State of South Carolina, County of Greenville, City of Mauldin, shown and designated as Lot No. 132 on a revised plat entitled "Lot No. 132, Section II, Holly Springs, dated February 14, 1974 by Piedmont Engineers and Architects and recorded in the RMC Office for Greenville County in Plat Book 5G at page 23 and is further shown as Lot No. 132 and a portion of Lot No. 133 on a plat of Holly Springs, Section II, which plat is recorded in the RMC Office for Greenville County in plat book 4R at page 54, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southerly side of Butler Road, joint front corner of Lots No. 132 and 131 and running thence S. 53-48 E., 175 feet to an iron pin; thence S. 37-57 W., 113 feet to an iron pin; thence S. 44-37 W. 37.5 feet to a point; thence on a new line through Lot No. 133, N. 49-34 W., 177.93 feet to an iron pin on the southerly side of Butler Road; thence with said Butler Road, N. 43-45 E. 37.5 feet to an iron pin; thence continuing with said Butler Road, N. 39-55 E., 100 feet to an iron pin, being the point of beginning. — 797 - 546.2 - 1 - 130

The Grantees herein assume and agree to pay the balance due on that certain mortgage held by First Federal Savings and Loan Association, recorded in the RMC Office for Greenville County in mortgage book 1308 at page 474 in the original amount of \$30,000.00 and having a current balance of \$30,000.00.

This is the same property conveyed to the grantor by deed recorded in the RMC Office for Greenville County in deed book 997 at page 793.

This property is subject to easements, rights of way and restrictions of record and is further subject to rights of way for sanitary sewer as shown on said plats, including easement for maintenance and tap-on of said sanitary sewer from adjoining property.

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)' 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)' 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 **31st** day of **May** 19 **74**

SIGNED, sealed and delivered in the presence of

**GEORGE O'SHIELDS BUILDERS, INC.**

(SEAL)

A Corporation

By:

*Shirley C. Stroud*  
*Michael D. Stroud*

*George O'Shields*  
President

1600

880

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE



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 its 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 **31st** day of **May** 19 **74**.

*Shirley C. Stroud* (SEAL)

*Michael D. Stroud*

Notary Public for South Carolina  
My commission expires:

10/20/79

RECORDED this \_\_\_\_\_ day of **JUN 3** 1974 19 \_\_\_\_\_, at \_\_\_\_\_ M., No. **33755**

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