

TITLE TO REAL ESTATE BY A CORPORATION

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

FILED
GREENVILLE, CO. S. C.

AUG 23 2 39 PM '74

DONNIE S. TANKERSLEY
R.M.C.

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KNOW ALL MEN BY THESE PRESENTS, that **BAR-CEN, 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 **THREE THOUSAND FIVE HUNDRED and NO/100 (\$3,500.00)**-----Dollars,

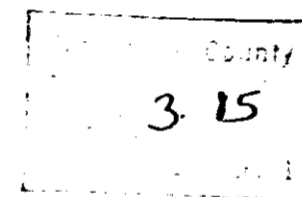
the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto **J. T. NIX, his heirs and assigns forever:**

ALL that lot of land with improvements thereon situate in Greenville Township, Greenville County, State of South Carolina, being shown as Lot No. 2 on plat of the property of J. P. Owings, recorded in Plat Book X at Page 42, in the R.M.C. Office for Greenville County, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin at the northwestern corner of the intersection of Calvert Street and Ledbetter Avenue, and running thence with the northern side of Calvert Street, S. 75-02 W. 70 feet to iron pin at corner of Lot No. 3; thence with the line of Lot No. 3 N. 15-33 W. 106.5 feet to iron pin at corner of Lot No. 1; thence with the line of Lot No. 1 N. 75-02 E 68.1 feet to iron pin on the western side of Ledbetter Avenue; thence with the western side of said street (or avenue), S. 16-34 E. 106.5 feet to the point of beginning.

This conveyance is made subject to any and all ⁻²³⁵⁻¹¹⁷⁻³⁻⁷ existing reservations, easements, rights-of-way, zoning ordinances and restrictions or protective covenants that may appear of record, on the recorded plat(s) or on the premises.

Bar-Cen, Inc. was formerly known as J. L. Quinn Realty Co., the name having been changed from J. L. Quinn Realty Co. on September 25, 1973.



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 22nd day of August 1974.

SIGNED, sealed and delivered in the presence of:

BAR-CEN, INC.

(SEAL)

A Corporation

By:

Mary E. Wagner
Fred M. D. D.

M. E. Carter
President

Wm. B. Quinn
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 22nd day of August 1974.

Fred M. D. D. (SEAL)
Notary Public for South Carolina.

My Commission Expires: 11/4/80

Mary E. Wagner

RECORDED this _____ day of AUG 26 1974 19 _____ at 2:39 P. M., No. 5456

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