

TITLE TO REAL ESTATE BY A CORPORATION—Prepared by [Filey and Riley] Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

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KNOW ALL MEN BY THESE PRESENTS, that BUILDERS & DEVELOPERS, INC.

A Corporation chartered under the laws of the State of South Carolina and having a principal place of business at Simpsonville, State of South Carolina, in consideration of THIRTY ONE THOUSAND NINE HUNDRED AND NO/100THS (\$31,900.00) ----- Dollars,

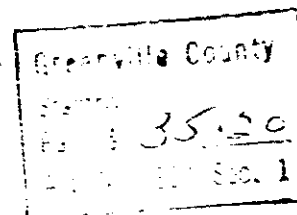
the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto STEPHEN M. REYNOLDS AND CHERYL REYNOLDS, their heirs and assigns:

ALL that certain piece, parcel or lot of land situate, lying and being in Greenville County, State of South Carolina, being known and designated as Lot No. 12 of a subdivision known as WOODCLIFF as shown on plat prepared by Piedmont Engineers and Architects, dated June 25, 1971, recorded in the R. M. C. Office for Greenville County in Plat Book 4N at page 44 and having such metes and bounds as shown thereon.

This conveyance is made subject to the restrictive covenants applicable to Woodcliff recorded in the R. M. C. Office for Greenville County in Deed Volume 929 at page 412.

This conveyance is also made subject to any restrictive covenants, building setback lines, easements and rights of way affecting the above described property.

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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)' 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 7th day of October 1974.

SIGNED, sealed and delivered in the presence of:

BUILDERS & DEVELOPERS, INC. SEAL

A Corporation
By:

Anne L. Alivon

Ralph S. Madden
President

Susan Z. Madden

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 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 7th day of October 1974

Susan Z. Madden SEAL

Notary Public for South Carolina
My commission expires 2-4-82

RECORDED this 30th day of OCT 3 1974 19 at 12:34 P. M., No. 9165

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