

RAINEY, FANT & MCKAY, ATTYS.

Position 5

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Form FHA-SC-427-3  
(Rev. 4-30-71)

GREENVILLE CO. S.C.  
UNITED STATES DEPARTMENT OF AGRICULTURE  
FARMERS HOME ADMINISTRATION  
Columbia, South Carolina

WARRANTY DEED  
(Jointly for Life With Remainder to Survivor)  
(FOR PURCHASE)

THIS WARRANTY DEED, made this 14th day of January, 1975,

between Artistic Builders, Inc.  
of Pickens County, State of South Carolina, Grantor(s);  
and Thomas A. Dutton and Barbara R. Dutton  
of Greenville County, State of South Carolina, Grantee(s);

WITNESSETH: That the said grantor(s) for and in consideration of the sum of Twenty One Thousand  
Six Hundred and No/100----- Dollars (\$ 21,600.00---),

to it in hand paid by the Grantee(s), the receipt whereof is hereby acknowledged, has

granted, bargained, sold and conveyed and by these presents do es grant, bargain,  
sell and convey unto the said Grantee(s) for and during their joint lives and upon the death of either of them, then to the  
survivor of them, his or her heirs and assigns forever in fee simple, together with every contingent remainder and right of

reversion, the following described land, lying and being in the County of Greenville,

State of South Carolina, to-wit:

ALL that lot of land with the buildings and improvements thereon situate on  
the north side of Tebblewood Drive in the Town of Simpsonville, Austin  
Township, Greenville County, South Carolina, being shown as Lot 474, Section  
V, Sheet One on plat of Westwood Subdivision, made by Piedmont Engineers and  
Architects, November 28, 1972, recorded in the RMC Office for Greenville,  
S. C. in Plat Book 4-X, Page 62 and having, according to said plat, the  
following metes and bounds, to-wit:

— 899 - 574.10 - 1 - 82

BEGINNING at an iron pin on the north side of Tebblewood Drive at the joint  
corner of Lots 347 and 474 and runs thence along the line of Lot 347 N. 31-  
44 W. 99.8 feet to an iron pin; thence along the line of Lot 473 S. 64-40  
W. 53.5 feet to an iron pin; thence along the line of Lot 475 S. 7-31 E.  
135.7 feet to an iron pin on the north side of Tebblewood Drive; thence  
along Tebblewood Drive N. 48-54 E. 110.3 feet to the beginning corner.

This conveyance is subject to all restrictions, zoning ordinances, easements  
and rights of way of record, affecting the above described property.

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