

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that **Community Properties, Inc.**
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 **Sixty Seven Thousand and**
No/100-----(\$67,000.00)----- 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 **Hal R. Mulkey and Amy A. Mulkey, their heirs and assigns forever:**

ALL that piece, parcel or lot of land in or near the City of Mauldin, Greenville County, South Carolina, located at the western point of intersection of Muscadine Drive and Shawn Drive, and being shown and designated as Lot No. 32 on a plat entitled "Rustic Estates", dated April 16, 1974, by Piedmont Engineers-Architects-Planners, and recorded in Greenville County Plat Book 4R at Page 71, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point on the northwestern edge of Muscadine Drive at the joint corner of Lot 32 with Lot 34 and running thence with the joint line of said lots, N. 43-03 W. 65.57 feet to a point at the joint rear corner with Lot 33; thence with the joint line of said lots, N. 42-01 E. 189.57 feet to a point on the southern edge of Shawn Drive; thence with the southern edge of Shawn Drive, S. 50-00 E. 135 feet to a point; thence S. 8-37 W. 26.08 feet to a point; on the northern edge of Muscadine Drive; thence with the northern edge of Muscadine Drive, S. 67-14 W. 196.99 feet to the point of beginning.

This conveyance is subject to all restrictions, setback lines, roadways, zoning ordinances, easements and rights of ways appearing on the property and/or of record, and to restrictions generally affecting the subdivision, as recorded in Greenville County Deed Book 1002 at Page 469.

This being the identical property conveyed to the Grantor herein by deed of Marvalee Putnam Smith recorded in Greenville County Deed Book 994 at Page 11.



134.00
Greenville County
Stamps
Paid \$ 73.70
Act No. 360 Sec. 1

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 10th day of January 19 75.

SIGNED, sealed and delivered in the presence of:

Kathryn D. Cunningham
Will B. Lyff

COMMUNITY PROPERTIES, INC. (SEAL)
A Corporation
By: *[Signature]*
President
Secretary: _____

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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 10th day of January 19 75.

Kathryn D. Cunningham (SEAL)
Notary Public for South Carolina.
My commission expires: 3/15/82

Will B. Lyff

RECORDED this _____ day of **JAN 13 1975** 19 _____, at _____ 3:04 P.M., No. **16588**.

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