

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that JOHN CROSLAND COMPANY

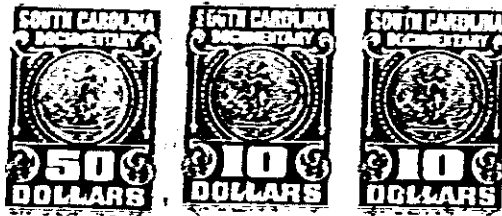
A Corporation chartered under the laws of the State of North Carolina and having a principal place of business at  
Taylors, State of South Carolina, in consideration of Thirty-Four Thousand Nine  
Hundred Fifty and No/100----- (\$34,950.00)----- Dollars,

the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and  
release unto Johnnie Steffensen and Frieda G. Steffensen, their heirs and assigns,  
forever;

ALL that certain piece, parcel or lot of land, with all improvements thereon,  
situate, lying and being in the County of Greenville, State of South Carolina,  
being known and designated as Lot No. 114 Pine Oak Way, Peppertree Subdivision,  
Section No. 2, as shown on a plat recorded in the R.M.C. Office for Greenville  
County, in Plat Book 4X at Page 3, and having, according to said plat, the  
following metes and bounds, to-wit:

BEGINNING at a point located on the southern side of the right-of-way of Pine  
Oak Way, a joint corner of Lots Nos. 115 and 114; thence along said right-of-  
way N. 84-38 E. 18.3 feet to a point; thence N. 86-46 E. 65.7 feet to a point;  
thence S. 0-45 E. 154.2 feet to a point; thence N. 62-43 W. 31.7 feet to a  
point; thence S. 84-33 W. 30.0 feet to a point; thence N. 11-32 W. 140.0 feet  
to the point of beginning.

The above property is subject to the Amended Declaration of Covenants,  
Conditions and Restrictions dated July 13, 1973, and recorded in the  
Office of the R.M.C. for Greenville County in Deed Book 978 at Page 895,  
and to any other restrictions, easements, and rights-of-way of record,  
including a five-foot drainage and utility easement along all side and rear  
lot lines.



90.00  
35.50

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 30th day of January 19 75.

SIGNED, sealed and delivered in the presence of:

JOHN CROSLAND COMPANY (SEAL)  
A Corporation  
By:

Suzanne H. Madden  
Sara A. Barfield

Larry D. Estridge  
Secretary  
By: Larry D. Estridge  
Secretary  
By: Larry D. Estridge, its Avty.-In-Fact

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PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named Cor-  
poration, 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 30th day of January 1975

Sara A. Barfield (SEAL)

Suzanne H. Madden

Notary Public for South Carolina.  
My commission expires: 12-17-78

RECORDED this \_\_\_\_\_ day of JAN 30 1975 19 \_\_\_\_\_ at 4:41 P. M., No. 17937

4328 RV-2