

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

VOL 1814 PAGE 70

KNOW ALL MEN BY THESE PRESENTS, that American Service Corporation of South Carolina  
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 Seven Thousand and 00/100-----  
----- 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 George O'Shields Builders, Inc., its successors and assigns forever.

All that piece, parcel or lot of land, located, lying and being in the City  
of Simpsonville, Greenville County, South Carolina, being shown and desig-  
nated as Lot No. 51 on plat entitled "Section 1, Powderhorn", dated July 26,  
1973, most recently revised March 1, 1974, prepared by Piedmont Engineers  
and Architects, recorded in the RMC Office for Greenville County in Plat  
Book 4X at Page 95 and having, according to said plat, the following metes  
and bounds, to-wit:

BEGINNING at a point on the eastern side of Canebreak Lane at the joint front  
corner of Lots 50 and 51 and running thence, along the joint line of said  
lots, S. 39-46 E. 160.0 feet to a point at the joint rear corner of said lots;  
thence S. 53-16 W. 95.50 feet to a point at the joint rear corner of Lots 51  
and 52; thence, along the joint line of said lots, N. 30-39 W. 160.0 feet to  
a point on Canebreak Lane; thence, along said street, N. 52-43 E. 70.0 feet  
to the point and place of beginning.

This is a portion of the property conveyed to the grantor herein by deed dated  
October 11, 1972, recorded in the RMC Office for Greenville County in Deed  
Book 958 at Page 27 and is hereby conveyed subject to easements, conditions,  
covenants, restrictions and rights of way which are a matter of record and  
actually existing on the ground affecting the above-described property.

The grantee assumes and agrees to pay Greenville County and City of  
Simpsonville property taxes for the tax year 1975 and all subsequent years.



Greenville County  
Stamps  
Paid \$ 7.70  
Act No. 320 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 of 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 au-  
thorized officers, this 30th day of January 19 75.

SIGNED, sealed and delivered in the presence of:

AMERICAN SERVICE CORPORATION OF (SEAL)  
A Corporation SOUTH CAROLINA

By: W. D. Evers  
President  
Ann R. Merritt  
Secretary

Devarnda J. Johnson  
Richard M. Duncan

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

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 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 30th day of January 1975  
Richard M. Duncan (SEAL)  
Notary Public for South Carolina.  
My commission expires 8-21-84

Devarnda J. Johnson

RECORDED this \_\_\_\_\_ day of JAN 31 1975 19\_\_\_\_, at \_\_\_\_\_ 4:36 P. M., No. 18049

4328 RV-2