

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that 4-D Builders Corp. 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 Twelve Thousand, Two Hundred and No/100 and assumption of mortgage indebtedness set forth below (\$12,200.00) 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 Edgar F. Seay and Patricia A. Seay, their heirs and assigns forever:

ALL that piece, parcel or lot of land, together with all buildings and improvements thereon, situate, lying and being in the State of South Carolina, County of Greenville, at the southern corner of the intersection of Whittlin Way with Sassafras Drive, being shown and designated as Lot No. 48 on a plat of PEBBLECREEK, PHASE I, made by Enwright Associates, dated September 17, 1973, recorded in the RMC Office for Greenville County, S. C., in Plat Book 5-D at pages 1, 2, 3, 4 and 5, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeastern side of Sassafras Drive at the joint front corner of Lots Nos. 47 and 48, and running thence with the common line of said lots, S. 2-39 E., 256.35 feet to an iron pin in the line of Lot No. 50; thence with the common line of Lots Nos. 48 and 50, N. 89-55 E. 21.8 feet to an iron pin; thence with the common line of Lots Nos. 48 and 49, N. 27-37 E., 263.43 feet to an iron pin on the southwestern side of Whittlin Way; thence with the southwestern side of Whittlin Way, N.35-06. W., 86.43 feet to an iron pin; thence with the intersection of Whittlin Way with Sassafras Drive, N. 80-57 W., 34.83 feet to an iron pin on the southeastern side of Sassafras Drive; thence with the southeastern side of Sassafras Drive, S. 53-12 W., 89.45 feet to an iron pin, the point of BEGINNING.

This is the same property conveyed to 4-D Builders Corp. by deed of Pebble-creek Development, a partnership recorded in Deed Book 1004, page 101, and is hereby conveyed subject to the rights of way, easements, conditions, public roads, and restrictive covenants reserved on plats and other instruments of public record and actually existing on the grounds affecting said property.

As a part of the consideration of this deed, the grantees agrees and assumes to pay in full the indebtedness due on the note and mortgage covering the above described property owned by First Federal Savings & Loan Association in the original sum of \$48,800.00 dated August 1, 1974 and recorded in the RMC Office for said County and State in Mortgage Book 1318, page 475, which has a present balance of \$48,800.00 due.

Grantees agrees and assumes to pay Greenville County property taxes for the tax year 1975 and subsequent years.

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 authorized officers, this 4th day of April 19 75

Signed, sealed and delivered in the presence of:
Aileen D. Putman
John M. Dillard

4-D Builders Corp. (SEAL)
(A Corporation)
By: [Signature] President



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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 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 4th day of April 19 75
Aileen D. Putman (SEAL)
Notary Public for South Carolina. Aileen D. Putman
John M. Dillard

RECORDED this 11-21-84 day of APR 4 1975 19, at 1:16 P. M., No. 22940 1575

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