

STATE OF SOUTH CAROLINA

COUNTY OF

KNOW ALL MEN BY THESE PRESENTS, that FRANKLIN ENTERPRISES, INC.

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 Seventeen Thousand Five Hundred Dollars (\$17,500.00) and exchange of property valued at \$31,000.00, the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto Michael T. McMahan and Carole S. McMahan

All that lot of land lying and being on the westerly side of East Indian Trail, near the city of Greenville, S.C., being known and designated as Lot No. 66 on plat entitled "Seven Oaks" as recorded in the RMC Office for Greenville County, S.C. in Plat Book 4R at Page 6 and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the westerly side of East Indian Trail, said iron pin being the joint front corner of Lots 66 and 67 and running thence with the common line of said lots S. 75-43 W. 155 feet to an iron pin, joint rear corner of Lots 66 and 67; thence S. 14-17 E. 90 feet to an iron pin, joint rear corner of lots 65 and 66; turning and running thence with the common line of lots 65 and 66 N. 75-43 E. 155 feet to an iron pin on the westerly side of East Indian Trail, said pin being the joint front corner of lots 65 and 66; turning and running thence N. 11-19 W. 90 feet to an iron pin, the point of beginning.

The above described property is conveyed subject to all restrictions, easements, rights-of-way and zoning ordinances, existing or of record which affect the title to the above described property.

This is the same property conveyed to the Grantor by deed recorded in Deed Book 981 at Page 111 in the RMC Office for Greenville County.

Grantees are to pay 1975 county property taxes.



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 29th day of April 1975.

SIGNED, sealed and delivered in the presence of:

FRANKLIN ENTERPRISES, INC. (SEAL)

A Corporation
By: *Donald E. Franklin*
President Donald E. Franklin

Judith M. Bennett
Donald T. Miller

Secretary

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

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 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 29th day of April 1975.

Donald T. Miller (SEAL)
Notary Public for South Carolina.

My commission expires: 8-4-79

RECORDED this day of APR 30 1975, at 3:11 P.M., No. 2535

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