

TITLE TO REAL ESTATE - CORPORATION FORM - John M. Dillard, P.A., Greenville, S.C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that Jimmy J. Lindsey Real Estate, Inc. (formerly Prince & Lindsey Real Estate Co., Inc.) South Carolina and having a principal place of business at Greenville, State of South Carolina, in consideration of

ONE and No/100 and assumption of Dollars, mortgage indebtedness set forth below the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto

BUILDER MARTS OF AMERICA, INC., their successors and assigns forever:

ALL those piece, parcels or lots of land situate, lying and being in Gantt Township, Greenville County, S. C., being shown and designated as Lots Nos. 1, 2, 3, 4, 5, 6, 9, 10, 11, 16, 17, 18, 19, 20, 24 and 25 on a plat of SHERMAN PARK, SECTION II, made by Campbell & Clarkson, Surveyors, Inc., dated April 1, 1974, recorded in the R. M. C. Office for Greenville County, South Carolina, in Plat Book 4-R, page 66, reference to which is hereby craved for the metes and bounds thereof.

The above described property 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.

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

As a part of the consideration for this deed, the grantee agrees and assumes to pay in full the indebtedness due on the note and mortgage covering the above described property given to The Citizens & Southern National Bank of South Carolina dated January 11, 1974, in the original sum of \$87,000.00 and recorded in the RMC for Greenville County, South Carolina, in Mortgage Book 1299, page 571, which has a present balance of \$ 36,600.00 due and owing.

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 25th day of April 19 75

Signed, sealed and delivered in the presence of:

John H. Mitchell (M)
Constance Y. McBride

JIMMY J. LINDSEY REAL ESTATE, INC. (formerly Prince & Lindsey Real Estate Co., Inc.) (SEAL)

(A Corporation)

By: Jimmy J. Lindsey President
and Constance Y. McBride 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 25th day of April 19 75
John H. Mitchell (SEAL)

Notary Public for South Carolina. 11/8/82
My commission expires

Constance Y. McBride

RECORDED this day of MAY 8, 1975, at 9:27 A. M., No. 25718

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