

STATE OF SOUTH CAROLINA)

TITLE TO REAL ESTATE

COUNTY OF GREENVILLE)

KNOW ALL MEN BY THESE PRESENTS, that Liberty Properties 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 Eleven Thousand Five Hundred Fifty and No/100 (\$11,550.00) 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 Barbara J. Walker, her heirs and assigns forever:

All that piece, parcel or lot of land situate, lying and being on the southeastern side of Foot Hills Road near the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lots Nos. 75 and 76 as shown on a plat of Green Valley Estates, prepared by Piedmont Engineering Service, dated December 20, 1957, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book QQ, at pages 2 and 3, and having according to said plat the following metes and bounds:

BEGINNING at a point on the southeastern side of Foot Hills Road at the front corner of Lot No. 76 and running thence with the line of Lot No. 76 S 37 - 43 W 75.0 feet to a point at the rear corner of Lot No. 76; thence with the line of Lot No. 76 S 77 - 32 W 75.0 feet; thence N 89 - 25 W 190.2 feet to a point at the joint rear corner of Lots Nos. 75 and 76; thence with the line of Lot No. 75 N 35 - 19 W 234.8 feet to a point at the rear corner of Lot No. 75; thence with the line of Lot No. 75 N 55 - 36 E 167.4 feet to a point on the southeastern side of Foot Hills Road; thence with the southeastern side of Foot Hills Road S 49 - 30 E 100.0 feet; thence S 52 - 27 E 75.0 feet to a point at the joint front corner of Lots Nos. 75 and 76; thence with the southeastern side of Foot Hills Road S 57 - 45 E 100.0 feet; thence continuing along Foot Hills Road S 61 - 00 E 100.0 feet to the point of beginning.

- 327-481-4-546

This is a portion of the property conveyed to the grantor herein by deed of The Liberty Corporation, dated December 31, 1969, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 882, at page 483.

This conveyance is subject to all restrictions, setback lines, roadways, easements and rights of way affecting the above described property including, but not limited to, restrictions applicable to Green Valley Subdivision recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 593, at page 297.

In further consideration of the sale and transfer of this property, Grantee does hereby agree that (s)he will commence within a period of two years from the date hereof the construction of a dwelling on the within described property. Should Grantee fail to commence the construction of said dwelling within the prescribed two-year period, then Grantee, upon receipt of Grantor's written request, will reconvey this property to Grantor free and clear of any liens or encumbrances, other than liens or encumbrances affecting said property as of the date of this deed, upon payment of the total sum of \$11,550.00.



Greenville County
1970 8/3/20
Act No. 320 Sec. 1

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