

GREENVILLE CO. S.C.
FILED
JAN 27 4 33 PM '76
CONNIE S. TANKERSLEY
R.H.C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that BUILDERS & DEVELOPERS, INC.
A Corporation chartered under the laws of the State of South Carolina and having a principal place of business at
Simpsonville, State of South Carolina, in consideration of _____ Dollars,
THIRTY-THREE THOUSAND NINE HUNDRED AND NO/00 (\$33,900.00)

the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto

E. DAVID JONES and JOYCE A. JONES, their heirs and assigns forever:

All that certain piece, parcel or lot of land in the Town of Simpsonville, Greenville County, State of South Carolina, being known and designated as Lot No. 52 of Subdivision known as PINE TREE, as shown by plat thereof, prepared by Piedmont Engineers and Architects dated March 19, 1974, and recorded in Plat Book 5-D at page 63 in the RMC Office for Greenville County, South Carolina.

Reference to said plat is hereby craved for a more particular description.

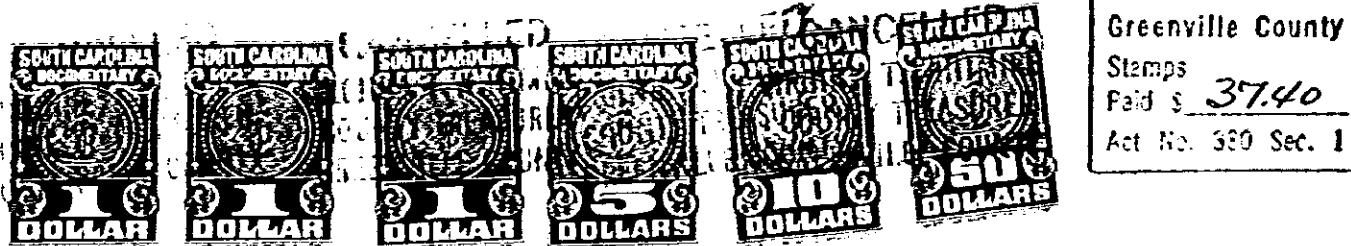
This conveyance is made subject to the restrictive and protective covenants affecting the Subdivision known as PINE TREE, said restrictive and protective covenants being recorded in the RMC Office for Greenville County in Deed Volume 1014 at page 323.

This conveyance is made subject to any restrictive covenants, building set-back lines, rights-of-way and easements which may affect the above described property.

According to the above referred to plat, this lot has the following metes and bounds, to wit: BEGINNING at an iron pin on the Northeasterly side of Neeley Ferry Road at the joint front corner of Lots 52 and 53 and running thence with the joint line of said lots N. 62-23 E. 150 feet to an iron pin at the joint rear corner of Lots Nos. 52, 53 and 46; thence S. 27-37 E. 100 feet to an iron pin at the joint rear corner of Lots Nos. 52, 51 and 48; thence with the joint line of Lots Nos. 51 and 52, S. 62-23 W., 150 feet to an iron pin on the Northeasterly edge of Neeley Ferry Road; thence with the Northeasterly edge of Neeley Ferry Road N. 27-37 W., 100 feet to the beginning corner.

250-574,12-1-52

68.00



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)' 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)' 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 27th day of January 1976.

SIGNED, sealed and delivered in the presence of:

BUILDERS & DEVELOPERS, INC. (SEAL)

A Corporation
By:

James S. Alvarado
[Signature]

Ralph S. Hendricks
President & Secretary
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 its 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 27th day of January 1976.

[Signature] (SEAL)

Notary Public for South Carolina
My commission expires: 1-25-81

RECORDED this _____ day of _____, 19____, at _____ M., No. _____

(CONTINUED ON NEXT PAGE)

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