

TITLE TO REAL ESTATE BY A CORPORATION

MAR 31 12 25 PM '76

DONNIE S. TANKERSLEY
R.M.C.

VOL 1033 PAGE 914

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that PATTERSON-TAYLOR BUILDERS, 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
NINETEEN THOUSAND NINE HUNDRED TWENTY-FIVE & no/100 (\$19,925.00)-----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 Lowell S. Cross, His Heirs and Assigns Forever:

All that certain piece, parcel or tract of land containing 3.17 acres, more
or less, situate, lying and being on the Western side of Boiling Springs
Road near the City of Greenville, County of Greenville, State of South Carolina
and having, according to plat entitled "Property of Lowell S. Cross" dated
March, 1976, prepared by C. O. Riddle, Registered Surveyor,*the following
metes and bounds: *Plat Book 5-Q, Page 149

BEGINNING at an iron pin on the Western side of Boiling Springs Road, joint
front corner of premises herein described and property now or formerly of
Patterson-Taylor Builders, Inc., and running thence with the line of property
now or formerly of Patterson-Taylor Builders, Inc., the following courses
and distances: S. 80-56 W. 185 feet to an iron pin; S. 73-43 W. 187.87 feet
to an iron pin; N. 14-50 W. 44.83 feet to an iron pin; N. 24-48 W. 97.52
feet to an iron pin; N. 44-44 W. 97.52 feet to an iron pin; N. 9-42 W. 35.35
feet to an iron pin; N. 35-18 E. 197.19 feet to an iron pin; N. 33-44 E. 15
feet to an iron pin; S. 78-34 E. 262.7 feet to an iron pin in the line of
property now or formerly of Patterson-Taylor Builders, Inc. and property now
or formerly of Hudson; thence with the line of property now or formerly of
Hudson, S. 58-48 E. 122.65 feet to an iron pin on the Western side of Boiling
Springs Road; thence with the Western side of Boiling Springs Road, the
following courses and distances: S. 5-37 W. 92.5 feet to an iron pin; S. 6-
37 E. 120.6 feet to the point of beginning.

This conveyance is subject to all restrictions, set-back lines, roadways,
zoning ordinances, easements and rights of way, if any, affecting the above 1.84A
described property. - 195 - PART OF S 34.2-1-31.3^{1.23} OUT OF S 34.2-1-31.3^{1.23}

This is the Northeastern portion of the property conveyed to the Grantor
herein by deed of Charter Oaks, Ltd. dated March 22, 1976 and recorded in
the RMC Office for Greenville County, South Carolina, in Deed Book 1033 at
Page 517, and a portion of the property, shown and designated as Tract 19-C,
on Survey for Patterson-Taylor Builders, Inc. dated March, 1976, prepared by
C. O. Riddle, Registered Surveyor, and recorded in the RMC Office for
Greenville County, South Carolina, in Plat Book 5-0 at Page 66 and
conveyed to the Grantor herein by deed of Paul F. Haigler, Jr., and G.
Maurice Ashmore by instrument dated Mar. 9, 1976 and recorded in the RMC Office
for Greenville County, S. C., in Deed Book 1033 at Page 371.

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 25th day of March 19 76.

SIGNED, sealed and delivered in the presence of:

PATTERSON-TAYLOR BUILDERS, INC. (SEAL)

A Corporation

By:

Deborah C. Hall

John S. Dyer, Jr.

President

Secretary

40.00
Greenville County
Stamps
\$ 22.00
Act No. 330 Sec. 1

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named Cor-
poration, 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 25th day of March 19 76.

Deborah C. Hall (SEAL)

Deborah C. Hall

Notary Public for South Carolina.
My commission expires: 11-10-79

RECORDED this 31 st day of March 19 76 at 12:25 P/M



Ms. No. 21994

4328 RV-2