

APR 5 12 24 PM '76

HORTON, DRANDY, MARCHBANKS, ASHMORE, CHAPMAN, WEBB, WAINES, SLEASLEY, 307 PETTIGRU STREET, GREENVILLE, S.C. 29603
R.M.C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

VOL 1034 PAGE 135

KNOW ALL MEN BY THESE PRESENTS, that John A. Theodore and Nick A. Theodore

in consideration of Ten (\$10.00) Dollars and creation of a General Partnership ~~XXXXX~~
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain,
sell and release unto Hampton Properties, a General Partnership

ALL that certain piece, parcel or lot of land situate on the northwestern side of U.S. Highway 29 (also known as Wade Hampton Boulevard) being shown and designated on a Plat entitled "Property of John Theodore and Nick Theodore", dated February 21, 1976, and prepared by Freeland & Associates, Engineers and Land Surveyors, recorded in the R.M.C. Office of Greenville County, South Carolina, in Plat Book 5-5 at Page 5 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwestern side of Wade Hampton Boulevard, said iron pin being 644.16 feet more or less to the intersection of Wade Hampton Boulevard and Balfer Drive and running thence along Wade Hampton Boulevard South 43-08 West 100.0 feet to an iron pin; thence leaving Wade Hampton Boulevard and running North 50-01 West at 368.0 feet to an iron pin; thence North 43-26 East 93.5 feet to an iron pin; thence South 51-02 East 368.0 feet to an iron pin on the Northwestern side of Wade Hampton Boulevard, to point and place of beginning.

The within described property is a portion of the same property conveyed to John Theodore and Nick Theodore by Deed dated December 23, 1964, recorded in the R.M.C. Office of Greenville County, South Carolina, in Deed Book 764, at Page 532.

This conveyance is made subject to easements, conditions, covenants, restrictions, and rights of way which are a matter of record and actually existing on the ground affecting the above described property.

The grantee herein assumes and agrees to pay Greenville County property taxes for the year 1976 and all subsequent years.

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07 of P14-1-9.3

4328 RV.2

P14.1

RESID