

GREENVILLE CO. S. C.

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STATE OF SOUTH CAROLINA }
COUNTY OF }

DONNIE S. TANKERSLEY
R.M.C.

Greenville County
24.75

KNOW ALL MEN BY THESE PRESENTS, that Franklin Enterprises, 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 Twenty-two Thousand and
One Hundred Seventy-three and 32/100 (\$22,173.32) -----Dollars,
and assumption of mortgage
the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain,
sell and release unto John W. Zettler and Norma F. Zettler

All that certain piece, parcel or lot of land, with all improvements thereon,
or hereafter constructed thereon, situate, lying and being in the State of South
Carolina, County of Greenville, on the northern side of Holly Berry Court being
shown as Lot No. 51 on a plat of Holly Tree Plantation, Phase II, Section II,
dated January 10, 1974, prepared by Piedmont Engineers and Architects, recorded
in Plat Book 5D at Page 48 in the RMC Office for Greenville County and having,
according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Holly Berry Court at the joint
front corner of Lot 50 and Lot 51 and running thence with Lot 50 N. 53-46 W.
173.6 feet to an iron pin at the joint rear corner of Lot 50 and Lot 51; thence
N. 0-30 W. 25 feet to an iron pin at the joint rear corner of Lot 51 and Lot 52;
thence with Lot 52 S. 77-03 W. 184 feet to an iron pin on the western side of
Holly Tree Lane; thence with said lane, S. 29-15 E. 94.4 feet to an iron pin;
thence still with said lane, S. 33-00 E. 23.85 feet to an iron pin; thence with
the curvature of the northwestern corner of intersection of Holly Tree Lane and
Holly Berry Court, the chord being S. 12-30 W. 35.1 feet to an iron pin on the
northern side of Holly Berry Court; thence with said Court. S. 58 W. 50 feet to
an iron pin; thence still with said Court N. 83-10 W. 25 feet to an iron pin;
thence still with said Court S. 69-30 W. 25 feet to the point of beginning.

This is the same property conveyed to the grantor by deed recorded in Deed
Book 1021 at page 197 in the RMC Office for Greenville County.

The above described property is conveyed subject to all restrictions, ease-
ments, rights-of-way and zoning ordinances, existing or of record, which affect
the title to the above-described property. - 115 - 542.8 - 1 - 12

Grantees are to pay 1976 county property taxes.

As a part of the consideration, the grantees assume and agree to pay the
balance due on a mortgage to Fidelity Federal Savings & Loan Assn., recorded
in Mortgage Book 1343 at page 899 in the RMC Office for Greenville County,
the present balance being \$57,826.68.
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 1st day of May 1976.

SIGNED, sealed and delivered in the presence of:

Franklin Enterprises, Inc. (SEAL)

A Corporation
By: *[Signature]*

D. E. Franklin
President

Secretary

[Signature]
[Signature]



STATE OF SOUTH CAROLINA }
COUNTY OF }

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 1st day of May 19 76.

[Signature] (SEAL)
Notary Public for South Carolina.

[Signature]

My commission expires: 8-4-79

RECORDED this day of MAY 10 1976 at 3:58 P. M. No. 25929

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