

JUL 14 4 09 PM '76

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

DONNIE S. TANKERSLE For True Consideration See Affidavit
R.M.C.

Book 39 Page 1163

KNOW ALL MEN BY THESE PRESENTS, that R. L. Rucker Builder, 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 Ten and No/100ths (\$10.00)-----

----- Dollars, and other valuable consideration including the assumption of a mortgage as hereinafter set out the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto James H. Bond and Lillian F. Bond, their heirs and assigns forever;

ALL that certain piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina on the northern side of Brockman Drive being shown and designated as Lot No. 7 on Map 1, Section V of Knollwood Heights, recorded in the RMC Office for Greenville County in Plat Book 4R, Page 91 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point on the northern side of Brockman Drive at the joint front corner of Lots 6 and 7 and running thence with the common line of said lots, N. 8-51 E. 195.4 feet to a point; thence N. 63-53 W. 146.36 feet to a point at the joint rear corner of Lots 7 and 8; thence along the common line of said lots, S. 2-10 E. 253.31 feet to a point on the northern side of Brockman Drive at the joint front corner of Lots 7 and 8; thence along the northern side of said Brockman Drive, N. 87-49 E. 10.19 feet to a point and S. 86-39 E. 81.69 feet to the point of beginning.

This property is the same conveyed to the Grantor by deed of Carolina Land Co., Inc. dated May 3, 1976, recorded in the RMC Office for Greenville County, South Carolina in Deed Book 1035, Page 815 and this conveyance is made subject to all covenants of record, governmental statutes, ordinances, rules and regulations applicable to the property hereinabove described.

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As a part of the consideration herein the Grantees agree to pay and do hereby assume that certain mortgage of real estate given by R. L. Rucker Builder, Inc. to South Carolina Federal Savings & Loan Association dated May 5, 1976, recorded in the RMC Office for Greenville County, South Carolina in Mortgage Book 1366, Page 828 and having a present balance of \$42,800.00.



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)'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 12th day of July 1976.

SIGNED, sealed and delivered in the presence of:

R. L. Rucker Builder, Inc. (SEAL)

A Corporation
By:

James R. Hill
A. Marvin Quattlebaum

R. L. Rucker
President
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 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 12th day of July 1976.

A. Marvin Quattlebaum (SEAL)
Notary Public for South Carolina
My commission expires: 7/24/80

James R. Hill

RECORDED this _____ day of JUL 14 1976 at 4:09 P. M., No. 1292

A.S.2

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