

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

FILED
AUG 12 2 07 PM '76
DONNIE S. TANKERSLEY
R.M.C.

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KNOW ALL MEN BY THESE PRESENTS, that **GEORGE O'SHIELDS BUILDERS, INC.**
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 **Thirty-three Thousand Nine Hundred and no/100th**
(\$33,900.00) -----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 **JOHN F. FITZGERALD and PATRICIA Z. FITZGERALD, their heirs and assigns,**
forever:

ALL that piece, parcel or lot of land, together with all buildings and
improvements, situate, lying and being on the northeastern side of
Bangor Street, in the Town of Mauldin, Austin Township, Greenville
County, South Carolina, being shown and designated as Lot No. 58 on a
Plat of SHEET 2 of GLENDALE, SECTION III, made by C. O. Riddle, Surveyor,
dated April 1, 1974, recorded in the RMC Office for Greenville County,
S. C., in Plat Book 4-R, pages 83 and 84 and having according to said
plat the following metes and bounds, to-wit:

BEGINNING at a point on the northeastern side of Bangor Street at the
joint front corners of Lots Nos. 57 and 58 and running thence with said
sid of Bangor Street, S. 48-33 E., 59.15 feet to a point; thence
continuing along said side of said street, S. 40-50 E., 37.5 feet to
an iron pin at the joint front corners of Lots No. 58 and 59; thence
N. 56-54 E., 179.2 feet to an iron pin; thence N. 32-30 W., 87.9 feet
to an iron pin; thence N. 58-00 E., 60 feet to an iron pin; thence
S. 41-27 W., along the line of Lot No. 57, 182.2 feet to an iron pin,
the point of beginning. - 799 - M4.2 - 2 - 93

The above property is the same conveyed to George O'Shields Builders,
Inc., by deed of William R. Timmons, Jr., recorded in Deed Book 1029,
page 302 on December 23, 1975, and is hereby conveyed subject to rights
of way, easements, conditions, public roads and restrictive covenants
reserved on plats and other instruments of public record and actually
existing on the ground affecting said property.

The Grantees agree to pay Town of Mauldin and Greenville County property
taxes for the tax year 1976 and subsequent years.



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 of 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 au-
thorized officers, this **11th** day of **August** 19 **76**

Signed, sealed and delivered in the presence of:
Constance S. Mc Bride _____
John M. Dillard _____
GEORGE O'SHIELDS BUILDERS, INC. (SEAL)
(A Corporation)
By: George O'Shields President
and _____ Secretary

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 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 **11th** day of **August** 19 **76**
Constance S. Mc Bride (SEAL) _____
Notary Public for South Carolina
My commission expires **5/22/83**
John M. Dillard
RECORDED this _____ day of **AUG 12 1976** 19 _____ at **2:07 P/** M., No. **4183**

4328 (RV-2)