

GREENVILLE, S.C.

Grantees' Address: Donald Ray Mc Manus & Patricia B. Mc Manus,

wa 1052 611

STATE OF SOUTH CAROLINA )  
COUNTY OF GREENVILLE )

KNOW ALL MEN BY THESE PRESENTS, that MATTOX & DILLARD 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 TWENTY-NINE THOUSAND FIVE HUNDRED AND NO/100 (\$29,500.00)----- 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 DONALD RAY MC MANUS and PATRICIA B. MC MANUS,

ALL that lot of land situate on the northeastern side of Taylors Road and on the northwestern side of Sunrise Drive in the County of Greenville, State of South Carolina, being shown as Lot No. 2 on a plat of the property of Mattox & Dillard Builders dated November 13, 1972, prepared by Tri-State Surveyors, recorded in Plat Book 5-D at page 15 in the RMC for Greenville County, and having according to said plat the following metes and bounds, to-wit:

BeGINNING at an iron pin on the northeastern side of Taylors Road at the joint front corner of Lot 1 and Lot 2 and running thence with Lot 1 N 35-14 E 171.7 feet to an iron pin in the line of Lot No. 3; thence with Lot 3 S 19-36 E 165.5 feet to an iron pin on the northwestern side of Sunrise Drive; thence with said Drive S 70-16 W 69.3 feet to an iron pin at the corner of the intersection of Sunrise Drive and Taylors Road; thence with the curvature of the corner of said intersection, the chord being N 82-01 W 44.3 feet to an iron pin on the northeastern side of Taylors Road; thence with said Road N 54-19 W 47.3 feet to the point of beginning.

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This is a portion of the property conveyed to the grantor by deed of C. S. Mattox and Wilson M. Dillard recorded on December 11, 1974, in Deed Book 1011 at page 614 in the RMC Office for Greenville County.

This conveyance is subject to any and all existing reservations, easements, rights of way, zoning ordinances and restrictions or protective covenants that may appear of record or on the premises.

Grantees are to pay 1977 county property taxes.

0.54500	SOUTH CAROLINA COUNTY DOCUMENTARY TAX	32.45
0.5900	DOCUMENTARY STAMP TAX	59.00

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)' 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)' 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 10th day of March 19 77.

SIGNED, sealed and delivered in the presence of:

MATTOX & DILLARD BUILDERS, INC. (SEAL)

A Corporation

By:

James P. Brumlee  
Donald R. McAlister

President

Secretary

C. J. Mattox, Sec.

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 10th day of March 19 77.

Donald R. McAlister (SEAL)  
Notary Public for South Carolina.

James P. Brumlee

My commission expires: 8-4-79

RECORDED this day of MAR 14 1977 at 2:49 P. M., No. 2117

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