STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

Box 652
Easley SC 29640

KNOW ALL MEN BY THESE PRESENTS, that BUILDERS AND DEVELOPERS, INC.
A Corporation chartered under the laws of the State of South Carolina and having a principal place of business at Simpsonville, State of South Carolina, in consideration of Three Thousand, Five Hundred and NO/100----------($3,500.00) 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 ARTISTIC BUILDERS, INC. ITS Successors and assigns forever:

ALL that certain piece, parcel or lot of land, situate, lying and being in the Town of Simpsonville, Austin Township, on the East Side of Royal Oak Court, being known and designated as Lot No. 706 Section 6, Sheet 2 of 2, of Westwood Subdivision, as shown on plat thereof, recorded in Plat Book 5P at Page 35, in the RMC Office for Greenville County, State of South Carolina. Reference is hereby made to said plat for a more particular description.

This conveyance is also made subject to any restrictive covenants, building setback lines and rights-of-way and easements which may affect the above described property.

Being a portion of the property conveyed to the grantor herein by deed of Alender M. Hughes, Jr., dated April 8, 1972, and recorded April 10, 1972, in the RMC Office For Greenville County, South Carolina in Deed Volume 940, at Page 493.

-390-5744-1-55

DOCUMENTARY STAMP TAX 07.00

GREENVILLE COUNTY 054729

SOUTH CAROLINA COUNTY DOCUMENTARY TAX 03.85

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 18 day of March 19 77

SIGNED, sealed and delivered in the presence of:

Ruth Young
Lola B. Cole

Builders + Developers Inc. (SEAL)
A Corporation
By: Hugh S. Henderson
President + Sec
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 18th day of March 1977

Lola B. Cole (SEAL)
Notary Public for South Carolina.
My Commission Expires 12/29/79

Ruth Young

RECORDED this _____ day of MAR 24 1977 19___, at 3:20 P. M., No. 25266

4328 RV.2