vgj (title exam.)

P.O. Box 1941, Gr'vle, S.C.

State of South Carolina
COUNTY OF GREENVILLE

TITLE TO REAL ESTATE

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State Stamps $ 62.00
County Taxation $ 34.10
TOTAL $ 96.10

FILED
SEP 1 1977
DONNIE S. TANKERSLEY
R.M.C.

STATE TAX SEP 1 1977 P.S. 11218 $62.00

COUNTY DOCUMENTARY TAX $34.10

KNOW ALL MEN BY THESE PRESENTS That

we, William E. Patterson and Martha S. Patterson, of the County of Greenville,

in the State aforesaid, in consideration of the sum of Thirty-one Thousand and No/100 ($31,000.00) Dollars,

to us in hand paid at and before the sealing of these presents by Thomas J. Duncan and Andra B. Duncan, of the County of Anderson, State aforesaid, (the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto Thomas J. Duncan and Andra B. Duncan, 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, being shown and designated as Lot Number Four (4) as shown on a plat entitled Biltmore recorded in the R. M. C. Office for Greenville County in Plat Book Y at page 147 and having, according to said plat, the following metes and bounds, to-wit: BEGINNING at an iron pin on the west side of Bent Twig Drive, joint corner of Lots Four (4) and Five (5), and running thence along the line of said lots North 75 degrees 14 minutes West one hundred fifty (150) feet; thence North 14 degrees 46 minutes East one hundred fifty-five and eight-tenths (155.8) feet; thence North 14 degrees 23 minutes East nineteen and two-tenths (19.2) feet; thence along the line of Lot Three (3) South 75 degrees 14 minutes East one hundred fifty and two-tenths (150.2) feet to Bent Twig Drive; thence along said drive South 14 degrees 46 minutes West seventy-five (75) feet to the beginning point. This is the same property conveyed to grantors herein by deed of Bernard L. Popham dated May 14, 1968, of record in the R. M. C. Office for Greenville County, South Carolina, in Deed Book 844 at page 144.

This conveyance is specifically made subject to certain Protective Covenants pertaining to above premises recorded in the R. M. C. Office for Greenville County, South Carolina, in Volume 514 at page 379, and is further specifically made subject to any and all recorded rights-of-way, easements, conditions, restrictions and zoning ordinances pertaining to the property herein conveyed and in addition is subject to any of the foregoing which may appear from an inspection of the premises.

— 155 - WG 11-3-30

Purchasers herein agree to pay taxes on the within property for the year 1977.

WG 11

4328 RV.2