

State of South Carolina,

County of

GREENVILLE

FILED  
GREENVILLE S.C.  
MAY 3 1976  
CLERK

KNOW ALL MEN BY THESE PRESENTS That BOB MAXWELL BUILDERS, INC.

a corporation chartered under the laws of the State of South Carolina

and having its principal place of business at Greenville

in the State of South Carolina

for and in consideration of the

sum of Fifty-seven Thousand Nine Hundred Fifty and No/100 (\$57,950.00)-----

-----dollars.

to it in hand duly paid at and before the sealing and delivery of these presents by the grantee(s) hereinafter named (the receipt whereof is hereby acknowledged) has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto Richard C. Shearin and Vicki A. Shearin, their heirs and assigns, forever:

All that piece, parcel or lot of land situate, lying and being on the Southern side of Dove Tree Court, near the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 73 as shown on a plat of Dove Tree, prepared by Piedmont Engineers & Architects, dated September 18, 1972, revised March 29, 1973, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book 4-X at page 21 and having, according to said plat, the following metes and bounds:

-195-501.10-1-76

BEGINNING at an iron pin on the Southern side of Dove Tree Court at the joint corner of Lots Nos. 72 and 73 and running thence with the lines of Lots Nos. 72 and 71 S. 30-10 W. 162.4 feet to an iron pin; thence with the rear line of Lot No. 69 S. 65-51 E. 120 feet to an iron pin; thence with the rear line of Lot No. 70 S. 65-39 E. 112.7 feet to an iron pin in the line of property now or formerly of Freeman and at the joint rear corner of Lots Nos. 73 and 74; thence with the line of Lot No. 74 N. 20-06 W. 221.15 feet to an iron pin on the Southern side of Dove Tree Court; thence with the curve of the Southern side of Dove Tree Court, the following courses and distances: N. 79-29 W. 35 feet to an iron pin, thence N. 43-06 W. 30 feet to the point of beginning.

The within conveyance is subject to such restrictions, setback lines, zoning ordinances, utility easements and rights of way, if any, as may affect the above described property.

This is the identical property conveyed to the Grantor herein by deed of Dove Tree Realty, a Partnership, dated April 26, 1976, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 1035 at page 345 on April 27, 1976.

The grantees herein agree and assume to pay Greenville County property taxes for the tax year 1978 and subsequent years.

GCTO ---1 NO1477

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