

Woodhedge

1073-517

TITLE TO REAL ESTATE - Offices of WILLIAM B. JAMES, Attorney at Law, 114 Williams Street, Greenville, S. C.

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that Leake & Garrett, 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 Thirty-Nine Thousand Nine Hundred Fifty and no/100 (\$39,950.00) 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 Albert J. Shelton, his heirs and assigns, forever,

All that piece, parcel or lot of land, with all improvements thereon, situate, lying and being in the State of South Carolina, County of Greenville, City of Mauldin, being known and designated as Lot No. 39 on a plat of Woodhedge, Section I, by Piedmont Engineers and Architects, recorded in the RMC Office for Greenville County in Plat Book 5D, at page 58, and according to said plat, having the following metes and bounds:

- 799-MG.2-1-321

BEGINNING at a point on Bluestone Court, joint corner of Lots No. 38 and No. 39 of Woodhedge Subdivision; thence running S. 46-54 E., 174.9 feet to a point; thence running S. 44-34 W., 114.13 feet to a point on Adams Mill Road, joint corner of Lots No. 39 and No. 40; thence running N. 56-39 W., 160.35 feet to a point; thence N. 4-57 W., 30.72 feet to a point; thence running N. 47-14 E., 121.11 feet to the point of beginning.

This is the identical property conveyed to the Grantor herein by deed of James C. Clardy and Billie Ann W. Clardy, dated July 12, 1977, and recorded July 14, 1977, in the RMC Office for Greenville County in Deed Book 1060, at page 569.

This property is conveyed subject to easements, conditions, covenants, restrictions and rights of way which are a matter of record and actually existing on the ground effecting the subject property.

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STATE OF SOUTH CAROLINA DOCUMENTARY STAMP TAX \$ 80.00

SOUTH CAROLINA COUNTY DOCUMENTARY TAX \$ 44.00

together with all and singular the rights, numbers, 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.

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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 February 1978.

SIGNED, sealed and delivered in the presence of: LEAKE & GARRETT, INC. (SEAL)
A Corporation
By: [Signature] President
[Signature] Secretary

STATE OF SOUTH CAROLINA PROBATE
COUNTY OF GREENVILLE 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 February 1978.
[Signature] (SEAL) [Signature]
Notary Public for South Carolina
My commission expires: 6/13/79

RECORDED this day of FEB 10, 1978 4:15 P. M., No. 23670

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